



CITY OF BARABOO COMMON COUNCIL AGENDA

Council Chambers, 101 South Blvd., Baraboo, Wisconsin

Tuesday, October 13, 2020, 7:00 P.M.

This meeting is open to the public. With the health concerns regarding COVID-19, the public is strongly encouraged to view the meeting remotely by watching Channel 982. The City requires anyone appearing in person to wear a mask and practice social distancing.

Regular meeting of the City of Baraboo Common Council, Mayor Mike Palm presiding.

Notices Sent To Council Members: Wedekind, Kolb, Plautz, Kent, Petty, Ellington, Sloan, Kierzek, and Thurow

Notices Sent To City Staff, Media And Other Interested Parties: Interim Administrator Geick, Atty. Truman, CDA Dir. Cannon, Clerk Zeman, DPW Dir./Engineer Pinion, Finance Dir. Haggard, Fire Chief Stieve, Library Dir. Bergin, Parks & Rec. Dir. Hardy, Police Chief Schauf, Street Super. Gilman, Utility Super. Peterson, Treasurer Laux, the Baraboo News Republic, WBDL, 99.7FM, Citizen Agenda Group, Media Agenda Group, *Sauk County Health Officer*

1. **CALL TO ORDER**

2. **ROLL CALL AND PLEDGE OF ALLEGIANCE**

3. **APPROVAL OF PREVIOUS MINUTES** (*Roll Call*): September 22, 2020 and September 29, 2020

4. **APPROVAL OF AGENDA** (*Roll Call*)

5. **COMPLIANCE WITH OPEN MEETING LAW NOTED**

6. **PRESENTATIONS**

- Sauk County Health Department update
- Maday Delgado regarding inclusionary needs for minority populations

7. **PUBLIC HEARINGS**

8. **PUBLIC INVITED TO SPEAK** (*Any citizen has the right to speak on any item of business that is on the agenda for Council action if recognized by the presiding officer.*)

9. **MAYOR'S BUSINESS**

- The Mayor will read the National Hispanic Heritage Month Proclamation.

10. **CONSENT AGENDA** (*Roll Call*)

CA-1...Approve the accounts payable to be paid in the amount of \$_____.

CA-2...Approve amending the Liquor License for the Al Ringling Brewing Company to include their revised premises description.

11. **ORDINANCES ON 2ND READING**

SRO-1...Approve amending §13.15 of the City of Baraboo Code of Ordinances entitled "OUTSIDE SERVICE LIMITED" in order to add one additional property to the sixteen (16) existing properties in unincorporated areas that receive water service from the City of Baraboo. (*Pinion*)

12. **NEW BUSINESS – RESOLUTIONS**

NBR-1...Consider approving City Property Insurance RFP (*Haggard*)

NBR-2...Consider creating 2 new TID Funds in the General Ledger (*Haggard*)

NBR-3...Consider creating a new Library Building Fund in the General Ledger (*Haggard*)

NBR-4...Consider adopting the Alma Waite Funds Policy (*Haggard*)

NBR-5...Consider approving Actuarial Agency Services RFP (*Haggard*)

NBR-6...Consider the preliminary resolution for levying sidewalk special assessments upon property lying on both sides of Draper Street between the southern intersection with Winnebago Circle and Bascom Hill Drive. (*Pinion*)

NBR-7...Consider adopting an agreement with BDAS for the equal division of COVID-19 testing reimbursements from Sauk County. (*Stieve*)

NBR-8...Consider authorizing Pat Cannon to submit an application for grant funding from the U.S. Department of Commerce Economic Development Administration. (*Cannon*)

13. **NEW BUSINESS – ORDINANCES**

NBO-1...Approve revising §7.02(2)(b)2, the Official Traffic Map to provide that there shall be a parking stall marked for use by persons with a disability that limits or impairs the ability to walk at the following location: angle parking stall on south side of 4th Avenue, to located 15' east of the crosswalk immediately east of Birch Street. (*Pinion*)

NBO-2... Consider amending §7.09(16), Reserved Parking for City Officials in the Alma Waite Annex parking lot located north of the Municipal Building. (*Stieve*)

14. **COMMITTEE OF THE WHOLE**

Moved by _____, seconded by _____, to enter Committee of the Whole to discuss (a) the preliminary draft of the 2021 budget, and (b) Halloween hours and guidance for 2020. (*Roll Call*)

Moved by _____, seconded by _____, to rise and report from Committee of the Whole and return to regular session. (*Roll Call*)

15. **CLOSED SESSION**

The Mayor will announce that the Council will go into Closed Session pursuant to §§19.85(1)(c), and 19.85(e), Wis. Stats., to review and discuss applicants for the position of City Administrator, a position that, because this is a contractual position with the City, involves the deliberation of the investing of public funds where competitive reasons require a closed session.

16. **OPEN SESSION**

The Mayor will announce that the Council will return to Open Session as per §19.85(2), Wis. Stats., to address any business that may be the result of discussions conducted in Closed Session.

17. **ADMINISTRATOR AND COUNCIL COMMENTS** (*Comments are limited to recognition of City residents and employees, memorials, and non-political community events; discussion of matters related to government business is prohibited.*)

18. **REPORTS, PETITIONS, and CORRESPONDENCE** -The City acknowledges receipt and distribution of the following:

- **Reports:** September, 2020 - Airport, Building Inspection

- **Minutes from the Following Meetings:**

Copies of these meeting minutes are included in your packet:

Finance.....9-22-2020

BID.....8-19-2020

Ambulance.....7-22-2020, 8-18-2020, 8-26-2020

Copies of these meeting minutes are on file in the Clerk's office:

Library.....7-21, 2020, 7-28-2020, 9-8-2020, 9-14-2020

Public Arts.....8-27-2020

PFC.....8-17-2020, 9-2-2020

Park & Recreation....8-3-2020, 8-10-2020

- **Petitions and Correspondence Being Referred:** None

19. **ADJOURNMENT** (*Voice Vote*)

Brenda Zeman, City Clerk

*For more information about the City of Baraboo, visit our website at www.cityofbaraboo.com***October 2020**

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
11	12	13	14	15	16	17
	Columbus Day *Park & Rec	*Finance *Council		*UW Campus		
18	19	20	21	22	23	24
	*PFC	*Plan *Library	*BID	*Emergency Mgt.		
25	26	27	28	29	30	31
	*Public Safety	*Finance *Council	*Ambulance	*Public Arts		

PLEASE TAKE NOTICE - Any person who has a qualifying disability as defined by the Americans with Disabilities Act who requires the meeting or materials at the meeting to be in an accessible location or format should contact the City Clerk at 101 South Blvd., Baraboo WI or phone (608) 355-2700 during regular business hours at least 48 hours before the meeting so reasonable arrangements can be made to accommodate each request.

Agenda jointly prepared by D. Munz and B. Zeman

Agenda posted on 10/09/2020

**Council Chambers, Municipal Building, Baraboo, Wisconsin
Tuesday, September 22, 2020 – 7:00 p.m.**

Council President Petty called the regular meeting of Council to order.

Roll call was taken.

Council Members Present: Wedekind, Kolb, Plautz, Kent, Petty, Ellington, Sloan, Kierzek, Thurow

Council Members Absent:

Others Present: Capt. Sinden, Clerk Zeman, Adm. Geick, Atty. Truman, M. Hardy, T. Pinion, P. Cannon, C. Haggard, K. Stieve, W. Grant, members of the press and others.

The Pledge of Allegiance was given.

Moved by Ellington, seconded by Kolb and carried unanimously to approve the minutes of September 8, 2020.

Moved by Wedekind, seconded by Sloan and carried unanimously to approve the agenda.

Compliance with the Open Meeting Law was noted.

PRESENTATIONS - Tim Lawther was not available, no presentation was given.

PUBLIC HEARINGS – None.

PUBLIC INVITED TO SPEAK – No one spoke.

MAYOR'S BUSINESS

- Council President Petty congratulated the following city employees on their upcoming October anniversaries:
 - Wendy Grant, Park & Recreation Facility Coordinator, 20 years
 - Mari Burri, Library Cataloging/Purchasing Coordinator, 15 years
 - Ryan Werner, Patrol Sergeant, 15 years
- In-Person Absentee voting will start in the Clerk's Office on October 20, 2020.

CONSENT AGENDA

Resolution No. 20-85

THAT the Accounts Payable, in the amount of \$ 802,238.79 as recommended for payment by the Finance/Personnel Committee, be allowed and ordered paid.

Moved by Wedekind, seconded by Kolb and carried that the Consent Agenda be approved-9 ayes.

ORDINANCES ON 2ND READING

Moved by Ellington, seconded by Sloan and carried unanimously to approve the 2nd reading of **Ordinance No. 2559** Approve amending §17.18(4)(a) and the Zoning District Map of the Baraboo Municipal Code to rezone a portion of westerly areas of tax parcels 206-1138-00000 and 206-1136-00000, respectively, from C-1 Conservancy to R-1A Single Family Residential, for Baraboo Country Club, Inc.

Moved by Sloan, seconded by Kolb and carried unanimously to approve the 2nd reading of **Ordinance No. 2560** amending §17.18(4)(d) and the Zoning District Map of the Baraboo Municipal Code to rezone tax parcel 206-2707-00000 as a Planned Unit Development for

Oleg Boukhankov, d/b/a Absolute Auto Repair and Sales, LLC at 633 8th Avenue, located in the southeast corner of Park Street and 8th Avenue.

Moved by Wedekind, seconded by Ellington and carried unanimously to approve the 2nd reading of **Ordinance No. 2561** amending §7.02 (2)(b)2 to provide for No Parking any time on the southerly 50 feet of West Street between 2nd Avenue and the alleyway south of 2nd Avenue

NEW BUSINESS - RESOLUTIONS

Resolution No. 20-86

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

THAT the 2021 Parks, Recreation and Forestry Fees and Charges Schedule be approved as recommended by the Parks and Recreation Commission.

Moved by Sloan, seconded by Plautz and carried that **Resolution No. 20-86** be approved-9 ayes.

Resolution No. 20-87

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

THAT the 2021 Parks, Recreation and Forestry Seasonal Wage Schedule be approved as recommended by the Parks and Recreation Commission.

Moved by Kolb, seconded by Thurow and carried that **Resolution No. 20-87** be approved-9 ayes.

Resolution No. 20-88

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

THAT the 2020-21 Thunderbird Youth Hockey Association lease of the Pierce Park Pavilion be approved with no rent charged as recommended by the Parks and Recreation Commission.

Moved by Wedekind, seconded by Sloan and carried that **Resolution No. 20-88** be approved-9 ayes.

Resolution No. 20-89

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

THAT the 2021 Boys and Girls Club of Baraboo/Sauk County lease of parts of the Civic Center be approved with an 80% discount of standard lease rates charged as recommended by the Parks and Recreation Commission.

Moved by Thurow, seconded by Sloan and carried that **Resolution No. 20-89** be approved-9 ayes.

Resolution No. 20-90

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

THAT the 2021 BASCO lease of 2 rooms of the Civic Center to be used as a senior

center and office space be approved with an 80% discount of standard lease rates charged as recommended by the Parks and Recreation Commission.

Moved by Kolb, seconded by Kent and carried that **Resolution No. 20-90** be approved-9 ayes.

Resolution No. 20-91

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

THAT the 2021 Stage III lease of several rooms of the Civic Center to be used as a youth theater and storage be approved with an 50% discount of standard lease rates charged as recommended by the Parks and Recreation Commission.

Moved by Wedekind, seconded by Kolb and carried that **Resolution No. 20-91** be approved-9 ayes.

Resolution No. 20-92

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

That the City of Baraboo award the Audit Services contract, once received and approved to form by the City Attorney, to CliftonLarsonAllen, LLP. The annual audit year contract amounts are as follows:

2020	2021	2022	2023	2024	Total
\$ 68,100	\$ 70,200	\$ 72,300	\$ 74,500	\$ 76,700	\$ 361,800

Moved by Kent, seconded by Sloan and carried that **Resolution No. 20-92** be approved-9 ayes.

Resolution No. 20-93

**RESOLUTION CREATING TAX INCREMENTAL DISTRICT NO. 10,
APPROVING ITS PROJECT PLAN AND ESTABLISHING ITS BOUNDARIES
CITY OF BARABOO, WISCONSIN**

WHEREAS, the City of Baraboo (the "City") has determined that use of Tax Incremental Financing is required to promote development and redevelopment within the City; and

WHEREAS, Tax Incremental District No. 10 (the "District") is proposed to be created by the City as a district in need of rehabilitation or conservation work in accordance with the provisions of Wisconsin Statutes Section 66.1105 (the "Tax Increment Law"); and

WHEREAS, a Project Plan for the District has been prepared that includes:

- a. A statement listing of the kind, number and location of all proposed public works or improvements within the District, or to the extent provided in Wisconsin Statutes Sections 66.1105(2)(f)1.k. and 66.1105(2)(f)1.n., outside of the District;
- b. An economic feasibility study;

- c. A detailed list of estimated project costs;
- d. A description of the methods of financing all estimated project costs and the time when the related costs or monetary obligations are to be incurred;
- e. A map showing existing uses and conditions of real property in the District;
- f. A map showing proposed improvements and uses in the District;
- g. Proposed changes of zoning ordinances, master plan, map, building codes and City ordinances;
- h. A list of estimated non-project costs;
- i. A statement of the proposed plan for relocation of any persons to be displaced;
- j. A statement indicating how the District promotes the orderly development of the City;
- k. An opinion of the City Attorney or of an attorney retained by the City advising that the plan is complete and complies with Wisconsin Statutes Section 66.1105(4)(f).; and

WHEREAS, prior to its publication, a copy of the notice of public hearing was sent to owners of all property in the proposed district, to the chief executive officers of Sauk County, the Baraboo School District, and the Madison Area Technical College District, and any other entities having the power to levy taxes on property located within the District, in accordance with the procedures specified in the Tax Increment Law; and

WHEREAS, in accordance with the procedures specified in the Tax Increment Law, the CDA, on September 1, 2020 held a public hearing concerning the project plan and boundaries and proposed creation of the District, providing interested parties a reasonable opportunity to express their views thereon; and

WHEREAS, after said public hearing, the CDA designated the boundaries of the District, adopted the Project Plan, and recommended to the Common Council that it create such District and approve the Project Plan.

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Baraboo that:

1. The boundaries of the District that shall be named "Tax Incremental District No. 10, City of Baraboo", are hereby established as specified in Exhibit A of this Resolution.
2. The District is created effective as of January 1, 2020.
3. The Common Council finds and declares that:
 - (a) Not less than 50% by area of the real property within the District is in need of rehabilitation or conservation work within the meaning of Wisconsin Statutes Section 66.1337(2m)(b).
 - (b) Based upon the finding stated in 3.a. above, the District is declared to be a district in need of rehabilitation or conservation work based on the identification and classification of the property included within the District.

- (c) The improvement of such area is likely to enhance significantly the value of substantially all of the other real property in the District.
 - (d) The equalized value of the taxable property in the District plus the value increment of all other existing tax incremental districts within the City, does not exceed 12% of the total equalized value of taxable property within the City.
 - (e) That there are no parcels to be included within the District that were annexed by the City within the preceding three-year period.
 - (f) The City estimates that less than 35% of the territory within the District will be devoted to retail business at the end of the District's maximum expenditure period, pursuant to Wisconsin Statutes Section 66.1105(5)(b).
 - (g) The project costs relate directly to promoting the rehabilitation or conservation of the area consistent with the purpose for which the District is created.
4. The Project Plan for "Tax Incremental District No. 10, City of Baraboo" (see Exhibit B) is approved, and the City further finds the Plan is feasible and in conformity with the master plan of the City.

BE IT FURTHER RESOLVED THAT the City Clerk is hereby authorized and directed to apply to the Wisconsin Department of Revenue, in such form as may be prescribed, for a "Determination of Tax Incremental Base", as of January 1, 2020, pursuant to the provisions of Wisconsin Statutes Section 66.1105(5)(b).

BE IT FURTHER RESOLVED THAT pursuant to Section 66.1105(5)(f) of the Wisconsin Statutes that the City Assessor is hereby authorized and directed to identify upon the assessment roll returned and examined under Wisconsin Statutes Section 70.45, those parcels of property which are within the District, specifying thereon the name of the said District, and the City Clerk is hereby authorized and directed to make similar notations on the tax roll made under Section 70.65 of the Wisconsin Statutes.

Moved by Wedekind, seconded by Kent and carried that **Resolution No. 20-93** be approved-9 ayes.

Resolution No. 2020-94
RESOLUTION CREATING TAX INCREMENTAL DISTRICT NO. 11,
APPROVING ITS PROJECT PLAN AND ESTABLISHING ITS BOUNDARIES
CITY OF BARABOO, WISCONSIN

WHEREAS, the City of Baraboo (the "City") has determined that use of Tax Incremental Financing is required to promote development and redevelopment within the City; and

WHEREAS, Tax Incremental District No. 11 (the "District") is proposed to be created by the City as a mixed-use district in accordance with the provisions of Wisconsin Statutes Section 66.1105 (the "Tax Increment Law"); and

WHEREAS, a Project Plan for the District has been prepared that includes:

- l. A statement listing of the kind, number and location of all proposed public works or improvements within the District, or to the extent provided in Wisconsin Statutes Sections 66.1105(2)(f)1.k. and 66.1105(2)(f)1.n., outside of the District;
- m. An economic feasibility study;
- n. A detailed list of estimated project costs;
- o. A description of the methods of financing all estimated project costs and the time when the related costs or monetary obligations are to be incurred;
- p. A map showing existing uses and conditions of real property in the District;
- q. A map showing proposed improvements and uses in the District;
- r. Proposed changes of zoning ordinances, master plan, map, building codes and City ordinances;
- s. A list of estimated non-project costs;
- t. A statement of the proposed plan for relocation of any persons to be displaced;
- u. A statement indicating how the District promotes the orderly development of the City;
- v. An opinion of the City Attorney or of an attorney retained by the City advising that the plan is complete and complies with Wisconsin Statutes Section 66.1105(4)(f).; and

WHEREAS, prior to its publication, a copy of the notice of public hearing was sent to the chief executive officers of Sauk County, the Baraboo School District, and the Madison Area Technical College District, and any other entities having the power to levy taxes on property located within the District, in accordance with the procedures specified in the Tax Increment Law; and

WHEREAS, in accordance with the procedures specified in the Tax Increment Law, the CDA, on September 1, 2020 held a public hearing concerning the project plan and boundaries and proposed creation of the District, providing interested parties a reasonable opportunity to express their views thereon; and

WHEREAS, after said public hearing, the CDA designated the boundaries of the District, adopted the Project Plan, and recommended to the Common Council that it create such District and approve the Project Plan.

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Baraboo that:

1. The boundaries of the District that shall be named "Tax Incremental District No. 11, City of Baraboo", are hereby established as specified in Exhibit A of this Resolution.
2. The District is created effective as of January 1, 2020.

3. The Common Council finds and declares that:
 - (a) Not less than 50% by area of the real property within the District is suitable for mixed-use development as defined by Wisconsin Statutes Section 66.1105(2)(cm).
 - (b) Based upon the finding stated in 3.a. above, the District is declared to be a mixed-use district based on the identification and classification of the property included within the District.
 - (c) The improvement of such area is likely to enhance significantly the value of substantially all of the other real property in the District.
 - (d) The equalized value of the taxable property in the District plus the value increment of all other existing tax incremental districts within the City, does not exceed 12% of the total equalized value of taxable property within the City.
 - (e) That there are no parcels to be included within the District that were annexed by the City within the preceding three-year period.
 - (f) The City estimates that less than 35% of the territory within the District will be devoted to retail business at the end of the District's maximum expenditure period, pursuant to Wisconsin Statutes Section 66.1105(5)(b).
 - (g) The project costs relate directly to promoting mixed-use development in the District consistent with the purpose for which the District is created.
 - (h) Lands proposed for newly platted residential development comprise no more than 35% of the real property area within the District.
 - (i) Costs related to newly platted residential development may be incurred based on the proposed development having a density of at least three (3) units per acre as defined in Wisconsin Statutes Section 66.1105(2)(f)3.a.
4. The Project Plan for "Tax Incremental District No. 11, City of Baraboo" (see Exhibit B) is approved, and the City further finds the Plan is feasible and in conformity with the master plan of the City.

BE IT FURTHER RESOLVED THAT the City Clerk is hereby authorized and directed to apply to the Wisconsin Department of Revenue, in such form as may be prescribed, for a "Determination of Tax Incremental Base", as of January 1, 2020, pursuant to the provisions of Wisconsin Statutes Section 66.1105(5)(b).

BE IT FURTHER RESOLVED THAT pursuant to Section 66.1105(5)(f) of the Wisconsin Statutes that the City Assessor is hereby authorized and directed to identify upon

the assessment roll returned and examined under Wisconsin Statutes Section 70.45, those parcels of property which are within the District, specifying thereon the name of the said District, and the City Clerk is hereby authorized and directed to make similar notations on the tax roll made under Section 70.65 of the Wisconsin Statutes.

Moved by Kent, seconded by Ellington and carried that **Resolution No. 20-94** be approved-9 ayes.

Resolution No. 20-95

**RESOLUTION APPROVING AN AMENDMENT TO THE PROJECT PLAN OF
TAX INCREMENTAL DISTRICT NO. 11,
CITY OF BARABOO, WISCONSIN**

WHEREAS, the City of Baraboo (the "City") has determined that use of Tax Incremental Financing is required to promote development and redevelopment within the City; and

WHEREAS, Tax Incremental District No. 11 (the "District") was created by the City on September 22, 2020 as a mixed-use district; and

WHEREAS, the City now desires to amend the Project Plan of the District (the "Amendment") in accordance with the provisions of Wisconsin Statutes Section 66.1105 (the "Tax Increment Law"); and

WHEREAS, such Amendment will allow excess revenue to be transferred to Tax Incremental Districts No. 8 & 10 (the "Recipient Districts") as permitted under Wisconsin Statutes Section 66.1105(6)(f)2.

WHEREAS, an amended Project Plan for the District has been prepared that includes:

- a. A statement listing of the kind, number and location of all proposed public works or improvements within the District, or to the extent provided in Wisconsin Statutes Sections 66.1105(2)(f)1.k. and 66.1105(2)(f)1.n., outside of the District;
- b. An economic feasibility study;
- c. A detailed list of estimated project costs;
- d. A description of the methods of financing all estimated project costs and the time when the related costs or monetary obligations are to be incurred;
- e. A map showing existing uses and conditions of real property in the District;
- f. A map showing proposed improvements and uses in the District;
- g. Proposed changes of zoning ordinances, master plan, map, building codes and City ordinances;
- h. A list of estimated non-project costs;
- i. A statement of the proposed plan for relocation of any persons to be displaced;
- j. A statement indicating how the amendment of the District promotes the orderly development of the City;
- k. An opinion of the City Attorney or of an attorney retained by the City advising that the Project Plan is complete and complies with Wisconsin Statutes Section 66.1105(4)(f).; and

WHEREAS, prior to its publication, a copy of the notice of public hearing was sent to the chief executive officers of Sauk County, the Baraboo School District, and the Madison

Area Technical College District, and any other entities having the power to levy taxes on property located within the District, in accordance with the procedures specified in the Tax Increment Law; and

WHEREAS, in accordance with the procedures specified in the Tax Increment Law, the CDA, on September 1, 2020 held a public hearing concerning the proposed amendment to the Project Plan of the District, providing interested parties a reasonable opportunity to express their views thereon; and

WHEREAS, after said public hearing, the CDA adopted the Project Plan, and recommended to the Common Council that it amend the Project Plan.

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Baraboo that:

1. The boundaries of the District named "Tax Incremental District No. 11, City of Baraboo" remain unchanged.
2. That this Amendment is effective as of the date of adoption of this resolution.
3. The Common Council finds and declares that:
 - (a) The improvement of such area is likely to enhance significantly the value of substantially all of the other real property in the District.
 - (b) The City estimates that less than 35% of the territory within the District will be devoted to retail business at the end of the District's maximum expenditure period, pursuant to Wisconsin Statutes Section 66.1105(5)(b).
 - (c) Under the amended Project Plan, excess tax increments will be transferred to the Recipient District.
 - (d) The District and the Recipient District lie within the same overlapping taxing jurisdictions.
 - (e) The District has sufficient revenue to pay for all current Project Costs and has sufficient excess revenue to pay for eligible project costs of the Recipient District.
 - (f) The Recipient Districts are districts in need of rehabilitation or conservation which qualifies it as an eligible recipient of excess revenue.
4. The Project Plan for "Tax Incremental District No. 11, City of Baraboo" (see Exhibit A), as amended, is approved, and the City further finds the Project Plan is feasible and in conformity with the master plan of the City.

Moved by Wedekind, seconded by Ellington and carried that **Resolution No. 20-95** be approved-9 ayes.

Resolution No. 20-96

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

The Common Council hereby authorizes City staff to release to the Baraboo District Ambulance Service the funds approved by Council as part of the 2020 budget totaling \$36,096 as part of the accounts payable presented to the Finance Committee and Common Council on October 13, 2020.

Moved by Thurow, seconded by Ellington and carried that **Resolution No. 20-96** be approved-9 ayes.

NEW BUSINESS - ORDINANCES

Moved by Sloan, seconded by Ellington and carried unanimously to approve the 1st reading of **Ordinance No. 2562** amending §13.15 of the City of Baraboo Code of Ordinances entitled "OUTSIDE SERVICE LIMITED" in order to add one additional property to the sixteen (16) existing properties in unincorporated areas that receive water service from the City of Baraboo.

THE COMMON COUNCIL OF THE CITY OF BARABOO, WISCONSIN, DOES ORDAIN AS FOLLOWS:

1. **13.15 OUTSIDE SERVICE LIMITED.**

A 40-acre parcel of land located on the south side of Trap Shoot Rd approximately 1/4 mile east of CTH A in Section 24, Town 12 North, Range 6 East, more particularly described as follows:

The NE 1/4 of the SW 1/4 of Section 24, T12N, R6E, in the Town of Fairfield, Sauk County, Wisconsin.

2. This Ordinance shall take effect upon passage and publication as provided by law.

COMMITTEE OF THE WHOLE

Moved by Ellington, seconded by Wedekind, to enter Committee of the Whole to discuss the Special Event Permit & Picnic License application filed by the Baraboo Young Professionals for their October 23, 2020 Baraboo Night Market.

Atty. Truman explained that the Picnic License is a temporary alcohol license that must be approved by the Council. The Special Event Permit application is typically reviewed at staff level and as long as all of the members of the Special Event reviewing committee agree to the permit being issued, it usually doesn't make it up to the Council level. Given the nature of their proposed event, staff does have some concerns given COVID-19. The event organizer has reached out to the Sauk County Health Department in order to get a recommendation as to whether they would feel comfortable with this event taking place.

Adm. Geick advised that Tim Lawther with the Sauk County Health Department indicated that he would be willing to have his department look at this positively if the organizers were willing to work out a plan with the health department.

Chief Stieve has spoken with Jessie Phalen from the health department and noted that they are in support of the event happening; however, they are going to work out some finer details on some precautionary measures to take in the pandemic time.

Ald. Kolb questioned who is going to be responsible for the enforcement of the conditions

that are being set. Chief Stieve explained that their layout will follow previous events but that being outdoors, masks are not required and if consuming food or beverage, masks will not be worn. They will have respect the physical distancing rule. Ald. Kolb feels that if they are establishing some type of final guide lines, he feels there should be some type of enforcement and make sure the people are compliant and removed if they are not. Ald. Thurow does not feel the hired security will enforce the set guidelines.

Ald. Plautz confirmed that we can cancel this event at a later date, after it's been approved based on COVID-19 updates we receive from the County.

Ald. Wedekind is against approving this, he feels it is not worth the risk. Ald. Kent and Ald. Ellington both feel there is not enough information available to approve the event tonight.

Motion by Ellington, seconded by Kent, to suspend Council Rule §2.04(15) of the Municipal Code, as permitted by §2.04(20) of the Municipal Code, to allow action to be taken within Committee of the Whole.

Motion by Wedekind to not approve the Special Event application and the Picnic License application. Motion fails due to lack of second.

Motion by Kent, seconded by Ellington to approve the Special Event application and the Picnic License application contingent upon more information being provided by the Sauk County Health Dept. at the next Council meeting. Motion carries; 8-ayes, 1-nay, Wedekind

Moved by Ellington, seconded by Sloan, to rise and report from Committee of the Whole and return to regular session.

CLOSED SESSION – Council President Petty announced that the Council will go into Closed Session for two purposes:

1. Pursuant to §§19.85(1)(c), and 19.85(e), Wis. Stats., to review and discuss applicants for the position of City Administrator, a position that, because this is a contractual position with the City, involves the deliberation of the investing of public funds where competitive reasons require a closed session.

Council Members Present: Wedekind, Kolb, Plautz, Kent, Petty, Ellington, Sloan, Kierzek, Thurow

Council Members Absent:

Others Present: Clerk Zeman, Adm. Geick, Attny. Truman, T. Pinion, P. Cannon

2. Pursuant to §19.85(1)(f), Wis. Stat., to consider the medical, social or personal histories of specific persons, or preliminary consideration of specific personnel problems which, if discussed in public, would be likely to have a substantial adverse effect upon the reputation of any person referred to in such histories or data (Mark Schauf).

Council Members Present: Wedekind, Kolb, Plautz, Kent, Petty, Ellington, Sloan, Kierzek, Thurow

Council Members Absent:

Others Present: Adm. Geick

Moved by Ellington, seconded by Wedekind to go into Closed Session.

OPEN SESSION

Moved by Sloan, seconded by Kolb and carried on a unanimous roll call vote to

return to Open Session as per WI Stats 19.85(2) to address any business that may be the result of discussions conducted in Closed Session – 9 ayes.

ADMINISTRATOR AND COUNCIL COMMENTS - None.

REPORTS, PETITIONS, AND CORRESPONDENCE

The City officially acknowledges receipt and distribution of the following:

- **Reports:** August, 2020 – Airport, Treasurer, Fire Dept.
- **Minutes from the Following Meetings:**

Finance/Personnel Committee–Dennis Thurow Committee Room, #205
September 8, 2020

Members Present: Petty, Sloan, Kent

Absent:

Others Present: Mayor Palm, Adm. Geick, Atty. Truman, B. Zeman, K. Stieve

Call to Order –Ald. Petty called the meeting to order at 6:30p.m. noting compliance with the Open Meeting Law. Moved by Sloan, seconded by Kent to approve the minutes of August 25, 2020 and carried unanimously. Moved by Kent, seconded by Sloan to approve the agenda and carried unanimously.

Action Items

- a) **Accounts Payable** – Moved by Sloan, seconded by Kent to recommend to Council for approval of the accounts payable for **\$1,443,557.84**. Motion carried unanimously.
- b) **Employee COVID-19 Policy** – Adm. Geick explained that this policy has been reviewed by department heads. One major difference between this policy and the Federal Policy requirement is that the City policy includes an additional 3 days to allow for employees to be tested and get results. Moved by Sloan, seconded by Kent to recommend to Council for action. Motion carried unanimously.
- c) **Fire Dept. Boat** – Fire Chief K. Stieve explained that between the County Sheriff's Department and the Baraboo Fire, there is a need for a boat that can be used in the Baraboo River. This is a used 2005 boat that is in immaculate condition. The money to purchase this boat will be taken from the capital funds left from the breathing apparatus purchase. With the increasing use of the Baraboo River for canoes and kayaks, this boat can be used for rescue calls on the river. This boat can also be used at Devil's Lake for water rescues as well as fighting fires on the bluff. Moved by Sloan, seconded by Kent to recommend to Council for action. Motion carried unanimously.

Information Items – None.

Adjournment – Moved by Kent, seconded by Sloan and carried to adjourn at 6:43pm.

Baraboo Economic Development Commission Meeting Minutes

August 6, 2020

- I. **Call Meeting to Order and Note Compliance with Open Meeting Law**
Mayor Palm called the meeting to order at 5:31 PM at the Baraboo Municipal Building, Room 205, 101 South Blvd., Baraboo, WI. The meeting was noticed in conformance with Wisconsin State Statutes regarding open meetings.
- II. **Roll Call of Membership**
Present: Cafilisch, Johnson, Palm, Ryan, Walczak, Wastlund, White
Absent: Bowers, Ayar, Mueller, Taylor
Other: Patrick Cannon
- III. **Approve Minutes**
Motion to approve the minutes for March 5, 2020 And July 7, 21020 meeting
Johnson (1); Palm (2)
Aye: All via voice vote
Nay: None
- IV. **Approve Agenda**

Motion to approve the agenda as presented
White (1); Johnson (2)
Aye: All via voice vote
Nay: None

V. Presentation
None

VI. Action Items

Election of BEDC Officers
Term to be from August 2020 to May 2021.
Chair: Nanci Cafilisch
Vice-Chair: Dave Johnson
Secretary: Carolyn Wastlund

Motion to elect the slate of Officers for a term to run from August 2020 to May 2021
Palm (1); White (2)
Aye: Cafilisch, Johnson, Palm, Ryan, Walczak, Wastlund, White (via roll call)
Nay: None

VII. Information/Discussion Items

a. How did COVID-19 effect your business? A round table discussion with members

- Mayor Palm
 - The city conducted remote meetings
 - City Hall was closed after the elections to the public
 - Purchased PPE equipment for public safety officers
- Ms. Cafilisch
 - The Chamber has lost revenues due to the hotels not being occupied
 - Real Estate is doing well
- Ms. Ryan
 - Almost all of their plans have been altered
 - They are starting to work with Focus on Energy
 - Food Pantry is now including a light bulb with food packet
- Ms. Walczak
 - Hospital has had major changes in their operations
 - No elective surgeries
 - Lack of PPE equipment
 - Volunteers have not been able to return yet
- Mr. White
 - Have not been able to complete business retention visits
 - Worked getting information out regarding various COVID-19 programs
- Mr. Johnson
 - Market moved all over the place.
 - Seems to be getting back towards normal summer volume
- Ms. Wastlund
 - MSA worked from home and few employees are now back into office
 - Field works is back to normal

b. Updates on Development Activities

- Mayor Palm updated on the following:
 - Three businesses have closed either permanently or for the season
 - The City completed a Hotel Study
 - Developers are looking at:
 - Hotel
 - Flex space buildings
 - Apartment building
 - Multifamily housing plat
 - Al. Ringling Brewery is getting closer to opening
 - Library project is moving forward
 - City projects are under way for the summer
 - City did some economic development programs in response to COVID-19

c. Updates from Commissioners and their representative entities

- Schools will open on September 1, 2020
- SCDC is working with Workforce development

d. Continued discussion on housing options for possible future recommendation to City Council

City has a map of potential properties

e. Review and discuss 2020 goals for BEDC

The Board was asked to think of goals for 2020/2021 for next meeting

Housing

Business Walk for 2022

f. Review and discuss BEDC tour schedule of local businesses

This will be held in abeyance due to COVID-19

VIII. Adjournment

Motion to adjourn the meeting was made at 6:42 pm.

White (1); Cafilisch (2)

Aye: All via voice vote

Nay: None

Administrative Committee

August 3, 2020

Present: Alderpersons John Ellington, Heather Kierzek & Kathleen Thurow

Absent: None

Also Present: Finance Director, Cynthia Haggard; Police Chief, Mark Schauf; City Clerk, Brenda Zeman; and City Attorney, Emily Truman.

Citizen Present: None

The meeting was called to order by Chairman John Ellington at 8:00AM CST., with roll call and noting compliance with the Open Meetings Law.

Motion by Thurow to approve the minutes of July 6, 2020, seconded by Kierzek and unanimously carried.

Motion by Kierzek to amend the agenda to correct Mariah Phillips address from 316 3rd Street to 516 3rd Street, seconded by Thurow and unanimously carried.

Consider application for keeping chickens – Michael Lutz

Thurow questioned the approvals from adjacent neighbors regarding the location of the coop and what would happen with those approvals if the adjacent neighbors moved. City Attorney Truman stated the Ordinance doesn't allow the waiver of the neighbors, so the adjacent neighbors willing to waive the location of the coop is moot. Truman's suggestion to the Committee was to strictly follow the Code.

Motion to approve the application as long as the coop location follows the Ordinance and is 10' from all lot lines by Thurow, seconded by Kierzek and unanimously carried.

Consider application for keeping chickens – Mariah Phillips

Thurow mentioned the application indicated Phillips was a tenant and not the owner of the property. Thurow continued that the owner has to allow the tenant to have chickens, and there was nothing in the packet from the owner.

Motion to postpone the application until the September meeting and have staff obtain documentation from the owner by Ellington, seconded by Kierzek and unanimously carried.

Consider Liquor License for the Las Milpass, LLC

Motion to approve and move on to Council the liquor license for Las Milpass, LLC by Kierzek, seconded by Thurow and unanimously carried.

Consider Request for Excessive Household Animals (3 Dogs) – Thomas & Teri Dorner

Motion to approve and move on to Council the request for Dorner's Excessive Household Animals (3 dogs) by Thurow, seconded by Kierzek and unanimously carried.

Member comments

The next meeting will be Tuesday, September 8, 2020 at 8:00AM CST. Meeting location will be 101 South Boulevard.

Motion to adjourn by Kierzek, seconded by Thurow and unanimously carried. Meeting adjourned at 8:13AM CST.

BARABOO BUSINESS IMPROVEMENT DISTRICT (BID) Promotions/Personnel Committee Meeting**July 20, 2020** Members Present: T. Wickus, , B. Stelling (by phone)

Member Absent: S. Brunker, S. Fay

Call to Order: Chairman Wickus presided over the meeting, called it to order at 8:37 A.M., and noted compliance with the Open Meeting Law.

Minutes: Moved by, Stelling seconded by Wickus, and unanimously carried to approve the minutes of the June 9, 2019 meeting.

Agenda: Moved by Stelling seconded by Wickus, and unanimously carried to approve the agenda as published.

Old Business: None

New Business: We met with Jenni Gavin and Emily Keefer and reviewed some marketing and structural ideas that they had for future Downtown Baraboo Farmer's Markets. No action was taken.

Adjournment: Moved by Stelling, seconded by Wickus and unanimously carried to adjourn at 9:25 A.M.

- **Copies of these meeting minutes are on file in the Clerk's office:**

Library.....8-18-2020

Park & Recreation.....8-10-2020

Friends of the Library..8-11-2020

- **Petitions & Correspondence Being Referred:**

For Information Only: Letter from ISO regarding the City's Public Protection Classification**ADJOURNMENT**

Moved by Ellington, seconded by Kolb, and carried on voice vote, that the meeting adjourn at 8:40pm.

Brenda Zeman, City Clerk

**Council Chambers, Municipal Building, Baraboo, Wisconsin
Tuesday, September 29, 2020 – 7:00 p.m.**

Mayor Palm called the special meeting of Council to order.

Roll call was taken.

Council Members Present: Wedekind, Kolb, Plautz, Kent, Petty, Ellington, Sloan, Kierzek, Thurow
Council Members Absent:

Others Present: Capt. Sinden, Clerk Zeman, Adm. Geick, Atty. Truman, T. Clark, T. Pinion, P. Cannon, members of the press and others.

The Pledge of Allegiance was given.

Moved by Wedekind, seconded by Petty and carried to approve the agenda.

Compliance with the Open Meeting Law was noted.

PUBLIC INVITED TO SPEAK – None.

MAYOR'S BUSINESS

- The Mayor congratulated Tom Clark, Captain of the Fire Department and Fire Inspector, for his 20th Anniversary with the City of Baraboo.

COMMITTEE OF THE WHOLE.

Moved by Ellington, seconded by Petty, to enter Committee of the Whole to discuss:

1. The City retaining Baker Tilly to assist the City in applying for federal grant funds to be used for a Citywide Economic Development Study and, if the grant is awarded, to authorize City staff to continue to work with Baker Tilly on the Study.

P. Cannon explained that he was approached by representatives from Baker Tilly talking about various grant programs. This falls under the CARES Act Funding and instead of the usual 50/50 percent participation, this allows for 80/20 grant. It is a minimum of \$100,000 and has to economic development derived for the project. They talked at a staff level about the need to do a comprehensive development plan for not only the City, but to also invite the Village of West Baraboo. P. Cannon asked Baker Tilly for a proposal and they came back with a 2-phase proposal of \$15,000 to prepare the application and if we are awarded the grant, they would do the follow-up study for \$175,000. Baker Tilly would do the application only for a fee of, not to exceed, \$20,000-\$25,000 with no guarantee they would be awarded the 2nd phase of the grant. The project is a City Wide Economic Development Study with concentration on South Blvd. and the west side.

Ald. Kolb confirmed that this is something that needs to be done regardless and the grant is an 80/20 split with the City paying 20%. He questions the possibility of negotiating with Baker Tilly on part 2. P. Cannon notes that we can go out for bids; a decision the Council has to make. Ald. Kolb questions if they would be flexible enough to accept negotiations on the price.

Ald. Plautz questioned the need for Baker Tilly to complete this grant application. P. Cannon explains that they have the expertise and the time; at this point we don't have the staff to complete it in the time available.

Mayor Palm noted that the difference between 80/20 and 50/50 is quite substantial. These applications are complicated and lengthy. Without knowing whether or not we are going to be successful in the grant application, it will be entirely up to the Council as to whether or not we will entertain a part 2 or not; there could be a cost savings by doing this.

Ald. Kolb questioned if the City has time to negotiate part 2. Mayor Palm explained that we negotiate or we have to go out for RFP. P. Cannon is concerned with the amount of time it will take to negotiate part 2 with Baker Tilly and bring it back for approval.

Atty. Truman explains that while the City does have a purchasing policy, there are some exceptions that can apply to the requirement to bid this out. One of these is the emergency situation for part 1 that P. Cannon is referring to. For part 2, there is an exception for professional services if the City Administrator agrees that this is the best professional service provider for this particular project. The City can always do what's in its best interest.

Ald. Sloan confirmed the total cost of the grant is \$190,000. P. Cannon confirms that he would make the application for the full \$190,000. The total cost for the City would be \$38,000.

2. The City entering into a Development Agreement with Rapid River Apartments, LLC, for 325 Lynn Street and to sell 325 Lynn Street to Rapid River Apartments, LLC, for the sum of \$1.25.

P. Cannon noted that this is an agreement to build the apartment complex on Lynn Street. He has negotiated with the new TIF District an incentive payment of 20% of their cost. We have basically negotiated a 20% economic development incentive based upon their property taxes. We have also negotiated a \$5M minimum guarantee on the building which allows the payment schedule to work.

Ald. Kolb questioned the \$100,000 reimbursement is over and above the pay-go and why? T. Pinion explains that this is money the City would incur to finish the site for whoever is going to develop the site. There is some additional dirt work that needs to be done to accommodate a multi-family complex of this size. By giving them 60% back, the other 40% pays us back for expenses we incur. Ald. Kolb also questioned the language allowing them to dump contaminated soil. T. Pinion explained that we previously received grant funds to clean up this site. While excavating the site, they disposed of contaminated soil by hauling it to a landfill in Wisconsin Rapids and the cost for any additional contaminated soil is included in the \$100,000.

T. Pinion explained that in a TIF District, developer's incentive can come in two different fashions: there is a lump sum up front or the preferred method by a lot of communities is the "Pay Go". With the "Pay Go" method, they pay real estate taxes and the City then refunds, as a developer's incentive, a healthy share of those real estate taxes. If the assessed value comes in below \$5M, they still have to pay property taxes equal to the \$5M.

Ald. Sloan questioned what happens if this project fails down the road? What happens if they sell or go bankrupt? Atty. Truman noted that the property would not come back to the

City but we would have the right to seek specific performance making them perform. Even in a bankruptcy scenario, they would have to take certain steps to make us whole. There are legal steps that we can take.

Ald. Kent questioned if there are any special covenants for this project? T. Pinon noted that it comes in the form of a Planned Unit Development zoning that says they have to use the property for the 66-unit based on that site plan, those building elevations, and the colored rendering.

3. The Council approving the Baraboo Young Professional's Night Market Special Event License application and corresponding Picnic License application.

Mayor Palm read a letter that was written by the Sauk County Health Department and their recommendations that the Baraboo Night Market not take place on October 23, 2020. He also noted that Clerk Zeman did receive an email from Nicki Green, a member of the Baraboo Young Professionals, withdrawing both the Special Event Permit application and the Picnic License application for the October 23, 2020 Baraboo Night Market.

Moved by Ellington, seconded by Sloan, to rise and report from Committee of the Whole and return to regular session.

RESOLUTIONS

Resolution 20-97

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

The Common Council hereby authorizes the City Administrator and City Clerk to execute an agreement on behalf of the City with Baker Tilly for Baker Tilly to work with staff to submit a grant application to the EDA and, if the grant is awarded, for staff to continue working with Baker Tilly pursuant to the terms of the agreement.

Moved by Sloan, seconded by Petty and carried that **Resolution No. 20-97** be approved-8 ayes, 1-nay (Kolb)

Resolution 20-98

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

The Common Council hereby authorizes the City Administrator and the City Clerk to execute on behalf of the City the Development Agreement between the City of Baraboo and Rapid River Apartments, LLC, and to execute the corresponding quit claim deed for the property located at 325 Lynn Street, Baraboo, WI, on behalf of the City.

Moved by Kolb, seconded by Petty and carried that **Resolution No. 20-98** be approved-8 ayes.

ADJOURNMENT

Moved by Petty, seconded by Kolb, and carried unanimously, that the meeting adjourn at 7:44pm.

Brenda Zeman, City Clerk

CA – 1

RESOLUTION NO. 2020 -

Dated: October 13, 2020

The City of Baraboo, Wisconsin

<i>Background:</i>
Fiscal Note: (Check one) [] Not Required [] Budgeted Expenditure [] Not Budgeted
<i>Comments</i>

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

THAT the Accounts Payable, in the amount of \$ _____ as recommended for payment by the Finance/Personnel Committee, be allowed and ordered paid.

Offered By: Consent

Approved by Mayor: _____

Motion:

Second:

Certified by City Clerk: _____

CA - 2

RESOLUTION NO. 2020 -

Dated: October 13, 2020

The City of Baraboo, Wisconsin

Background: In order to be in full compliance with State Law, the City recently amended Chapter 12, Intoxicating Liquor and Fermented Malt Beverages. Because of this change, the Administrative Committee is now required to review all Liquor License applications and make a recommendation to Council.

An amended Liquor License application was received from the Ringling Brewing Company for the business located at 623 Broadway. This application was submitted only for the purpose of changing the description of their licensed premises. This application was reviewed by the Zoning Administrator, the Police Department, the Fire Inspector, and the City Clerk.

This amended Liquor License application was recommended to Council for approval at the October 8, 2020 Administrative Committee meeting.

Fiscal Note: (check one) ☒ Not Required ☐ Budgeted Expenditure ☐ Not Budgeted

Comments:

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

THAT the “Renewal Alcohol Beverage License Application” submitted by the Al Ringling Brewing Co. amending their premises description be approved. The City Clerk is authorized to re-issue the liquor license for the Al Ringling Brewing Co.

Offered by: Administrative Comm. **Approved by Mayor:** _____

Motion:

Second:

Certified by Clerk: _____

The City of Baraboo, Wisconsin**Background:**

On August 12, 2020, the City issued a Request for Bids (RFB) for property insurance. An RFB is commonly used when deliverables are commodities for which there are clear specifications and when price will be the primary determining factor.

The bids were due by September 11, 2020 and were for a one-year term. Most insurance agencies do not offer a multi-year fixed contract. When a multi-year fixed is offered, consideration is given to it and weighted against risk.

As part of the RFB process, a workgroup was created made up of the following personnel:

- Cynthia Haggard, Finance Director
- Lori Laux, City Treasurer

The City received two bids from qualified and reputable insurance agencies. The Agencies were as follows, in no particular order:

Don-Rick Insurance Agency - Policy Quote attached @ \$75,124 (See Attachment A)
Municipal Property Insurance Company (MPIC) - Policy Quote attached @ \$66,554 (See Attachment B)

Two other agencies were contacted for bids: Assurance Brokers and Johnson Insurance Services. They both declined to submit a bid.

Johnsen Insurance commented: *"We probably won't be your aggressive quote. The rates are too low which is typical for a municipality. Schedules are lengthy and will take a lot of labor to service. Losses are marginal. Coverage is very broad and difficult to get with most carriers. Service load would be high for low commissions. The probability of future lightning claims at the Airport is about 100%. The probability we won't quote at all is very high. We love Baraboo best and am probably not your answer on this one."* Signed, Bill Johnsen.

Assurance Brokers commented: *"We finally heard back from the last option earlier this morning. At this time, unfortunately, we will not be submitting a proposal. Most carriers said they would need more time to underwrite in the future (like 6-8 weeks). If we could get more notice next year, we would be able to secure a few different quotes. Hopefully Cincinnati is offering renewal and their pricing is good for you. Best wishes, I hope to get the chance to review again at your next renewal."* Signed, Lindsay Offermann.

The agencies were provided a detailed listing of the City owned properties, equipment, and property in the open. A coverage proposal comparison of Don-Rick Insurance Agency (Cincinnati Insurance) and MPIC is provided. (See Attachment C)

The Workgroup agrees the preferred provider is MPIC with a premium of \$66,554 for the policy year January 1, 2021 through January 1, 2022. The Workgroup's recommendation was shared with the Interim City Administrator, and he agreed with the recommendation. Please see the Decision Matrix (Attachment D)

Note: (✓one) [] Not Required [x] Budgeted Expenditure [] Not Budgeted
Comments: \$66,554 will be included in the 2021 budget. The premium will be split among respective departments.

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

That the City of Baraboo award the Property Insurance contract, once received and approved to form by the City Attorney, to MPIC in the amount of \$66,554 for fiscal year 2021.

Offered by: Finance/Personnel Committee

Motion:

Second:

Approved:_____

Attest: _____



Dan Lewison
Don-Rick, Inc.
P.O. Box 528
Baraboo, WI 53913
608-356-6606

Business Insurance Proposal

City of Baraboo

101 SOUTH BLVD
BARABOO, WI 53913

Proposed Policy Period

01/01/2021 - 01/01/2024



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LEADING WITH STRENGTH AND SERVICE

Our Ability to Pay Claims



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Ratings

The Cincinnati Insurance Companies serve businesses, families and individuals. Our policies are backed by our strong surplus, assuring that resources will be there to pay policyholder claims. Each company in Cincinnati's standard market property casualty insurance group earns high insurer financial strength ratings:

A.M. Best Co. – A+ (Superior)

This independent provider of insurer ratings since 1899 awards its A+ (Superior) financial strength rating to Cincinnati's property casualty group. Only the top approximately 12% of property casualty insurer groups receive A.M. Best's A+ or A++ ratings in the Superior category. Best cites the group's superior risk-adjusted capitalization, conservative loss reserving and operating fundamentals, along with favorable balance sheet liquidity, growing use of predictive modeling and successful distribution within our targeted regional markets.

Fitch Ratings – A+ (Strong)

Fitch Ratings cites Cincinnati's conservative capitalization, well-managed reserves and strong agency distribution system in awarding its A+ insurer financial strength rating.

Moody's Investors Service – A1 (Good Financial Security)

Moody's A1 rating of the standard market property casualty group is supported by its entrenched regional franchise, good risk-adjusted capital position, consistent reserve strength, strong financial flexibility and substantial holding company liquidity.

S&P Global Ratings – A+ (Strong)

S&P cites multiple factors supporting Cincinnati's A+ (Strong) rating, including the group's very strong capitalization and strong competitive position, which is supported by a very loyal and productive independent agency force and low-cost infrastructure.

Service

Cincinnati markets insurance exclusively through a select group of local independent agents who deliver exceptional products and services. This means you can rely on someone who knows your community, its businesses and people, and who works hard to earn your loyalty and continued business over the long term. Together with local Cincinnati claims representatives, they have built Cincinnati's reputation as one of the top insurers, confirmed time after time in independent surveys of agents and consumers.

Cincinnati's business is helping people recover financially after losses, working to preserve their dignity in the process. Cincinnati excels as a company by responding to claims person to person, and building financial strength to meet future obligations. Cincinnati's ability to pay claims is fully supported by a consistent reserving approach and a highly rated, diversified bond portfolio that significantly exceeds our liability for estimated future claims.

For information, coverage availability in your state, quotes or policy service, please contact your local independent agent recommending coverage.



Ratings are effective as of the edition date of this form, under continuous review and subject to change and/or affirmation. For the latest financial strength ratings and information about our published rankings, independent surveys and studies, please visit cinfm.com.

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The Cincinnati Insurance Company

Business Protection

SECURE YOUR RATES FOR THREE YEARS

Keeping Your Focus on What Matters



You deserve value beyond what you pay today

Your hard work isn't the only reason your business is a success. Your smart business decisions have helped to secure your company's financial future. Selecting insurance coverage from a carrier that shares your company's high standards makes good sense, and saving time and money while protecting your business makes your good choice even better.

Keep your focus on what matters

While you're running your business, Cincinnati Insurance can take away the task of annual renewals and ease your concerns about rate (cost per dollar of coverage) changes. We offer a unique benefit to qualifying commercial accounts. Our three-year package policy has rates that won't increase for the duration of your policy term, letting you keep your focus on your business instead of on annual renewals. Cincinnati makes this commitment to you and your business to support a relationship built on delivery of value and service.

Secure your rate

On specified lines of business – including property, general liability, crime and inland marine – rates calculated at policy inception do not change for the three years your policy is in force. This allows you to:

- better project and budget your insurance costs for the three-year term
- avoid repeating the renewal process annually
- enjoy stability of your three-year rate even if trends in the insurance market cause current rates to increase

Other lines of business – automobile, professional liability, commercial and personal umbrella, employment practices liability and workers' compensation – are rated annually.

For information, coverage availability in your state, quotes or policy service, please contact your local independent agent recommending coverage.



Everything Insurance Should Be®

Rate and premiums

While your rate is set for three years, please note that your premium (total dollars paid) may change during your three-year policy period if:

- **there are changes to your insured premium basis such as property values, payroll or sales estimates.** Your rate doesn't change, but if the basis to which the rate is applied changes, your total premium will increase or decrease. While your premium basis for liability insurance may be audited annually, you are protected from increasing rates.
- **the nature of your business changes.** If you expand or change the scope of your business by offering new services that generate a different rate, your total premium could increase or decrease.
- **your business location(s) change during the policy term.** These changes may generate a different rate and could cause your premium to increase or decrease.

Thank you for trusting your agent and Cincinnati to protect your business.



Everything Insurance Should Be®

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POLICY LOCATION SCHEDULE

LOC#	BLDG#	Address	City	State	ZIP
1	1	450 ROUNDHOUSE CT	BARABOO	WI	53913
1	2	450 ROUNDHOUSE CT	BARABOO	WI	53913
1	3	450 ROUNDHOUSE CT	BARABOO	WI	53913
2	1	120 5TH ST	BARABOO	WI	53913
3	1	230 4TH AVE	BARABOO	WI	53913
4	1	400-418 BRIAR ST	BARABOO	WI	53913
4	2	400-418 BRIAR ST	BARABOO	WI	53913
5	1	135 4TH ST	BARABOO	WI	53913
5	2	135 4TH ST	BARABOO	WI	53913
5	3	135 4TH ST	BARABOO	WI	53913
6	1	Co Trk A	Baraboo	WI	53913
7	1	501 REMINGTON ST	BARABOO	WI	53913
8	1	903 PARK ST	BARABOO	WI	53913
8	2	903 PARK ST	BARABOO	WI	53913
8	3	903 PARK ST	BARABOO	WI	53913
8	4	903 PARK ST	BARABOO	WI	53913
8	5	903 PARK ST	BARABOO	WI	53913
8	6	903 PARK ST	BARABOO	WI	53913
8	7	903 PARK ST	BARABOO	WI	53913
8	8	903 PARK ST	BARABOO	WI	53913
8	9	903 PARK ST	BARABOO	WI	53913

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POLICY LOCATION SCHEDULE

LOC#		Address	City	State	ZIP
8	10	903 PARK ST	BARABOO	WI	53913
8	11	903 PARK ST	BARABOO	WI	53913
8	12	903 PARK ST	BARABOO	WI	53913
8	13	903 PARK ST	BARABOO	WI	53913
9	1	300 SOUTH BLVD	BARABOO	WI	53913
10	1	850 2ND AVE	BARABOO	WI	53913
10	2	850 2ND AVE	BARABOO	WI	53913
11	1	701 2ND AVE	BARABOO	WI	53913
11	2	701 2ND AVE	BARABOO	WI	53913
11	3	701 2ND AVE	BARABOO	WI	53913
11	4	701 2ND AVE	BARABOO	WI	53913
12	1	950 WALNUT ST	BARABOO	WI	53913
12	2	950 WALNUT ST	BARABOO	WI	53913
12	3	950 WALNUT ST	BARABOO	WI	53913
12	4	950 WALNUT ST	BARABOO	WI	53913
13	1	124 2ND ST	BARABOO	WI	53913
14	1	227 1ST AVE	BARABOO	WI	53913
15	1	722 HILL ST	BARABOO	WI	53913
16	1	808 JEFFERSON ST	BARABOO	WI	53913
17	1	919 SAUK AVE	BARABOO	WI	53913
18	1	1807 OAK ST	BARABOO	WI	53913

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POLICY LOCATION SCHEDULE

LOC#		Address	City	State	ZIP
19	1	1000 MANCHESTER ST	BARABOO	WI	53913
19	2	1000 MANCHESTER ST	BARABOO	WI	53913
19	3	1000 MANCHESTER ST	BARABOO	WI	53913
19	4	1000 MANCHESTER ST	BARABOO	WI	53913
19	5	1000 MANCHESTER ST	BARABOO	WI	53913
19	6	1000 MANCHESTER ST	BARABOO	WI	53913
19	7	1000 MANCHESTER ST	BARABOO	WI	53913
19	8	1000 MANCHESTER ST	BARABOO	WI	53913
19	9	1000 MANCHESTER ST	BARABOO	WI	53913
19	10	1000 MANCHESTER ST	BARABOO	WI	53913
19	11	1000 MANCHESTER ST	BARABOO	WI	53913
19	12	1000 MANCHESTER ST	BARABOO	WI	53913
20	1	801 Gall Rd	Baraboo	WI	53913
21	1	1700 PARKGATE DR	BARABOO	WI	53913
21	2	1700 PARKGATE DR	BARABOO	WI	53913
22	1	660 COMMERCE AVE	BARABOO	WI	53913
23	1	E12221 STATE ROAD 33	BARABOO	WI	53913
23	2	E12221 STATE ROAD 33	BARABOO	WI	53913
24	1	721 2ND AVE	BARABOO	WI	53913
25	1	1015-1017 9TH ST	BARABOO	WI	53913
26	1	1119 WASHINGTON AVE	BARABOO	WI	53913

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POLICY LOCATION SCHEDULE

LOC#		Address	City	State	ZIP
27	1	1131-1133 WASHINGTON AVE	BARABOO	WI	53913
28	1	1018 10TH ST	BARABOO	WI	53913
29	1	1026 10TH ST	BARABOO	WI	53913
30	1	920 10TH ST	BARABOO	WI	53913
31	1	227 1ST AVE	BARABOO	WI	53913
32	1	S3440A COUNTY ROAD BD	BARABOO	WI	53913
32	2	S3440A COUNTY ROAD BD	BARABOO	WI	53913
32	3	S3440A COUNTY ROAD BD	BARABOO	WI	53913
32	4	S3440A COUNTY ROAD BD	BARABOO	WI	53913
32	5	S3440A COUNTY ROAD BD	BARABOO	WI	53913
32	6	S3440A COUNTY ROAD BD	BARABOO	WI	53913
33	1	East Hill St	Baraboo	WI	53913
34	1	1300 LANGE CT	BARABOO	WI	53913
35	1	222 4TH AVE	BARABOO	WI	53913
36	1	City - Light Poles, Traffic Signals, Sirens,	Baraboo	WI	53913
37	1	101 SOUTH BLVD	BARABOO	WI	53913

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PROPERTY

Your Cincinnati standard commercial property policy comes loaded with coverages:

- **Buildings** – Includes additions under construction, required upgrades and demolition after a loss to meet current building codes and options to purchase an inflation safeguard.
- **Business personal property** – While in transit, at trade shows or temporary locations you don't own or lease; leased property used in your business and property owned by others and left in your care.
- **Business income and extra expenses** – Up to \$25,000 with no waiting period to keep your business operating after a covered loss. Higher amounts are available.
- **Extra costs** – After a covered loss, your policy may pay for removing debris, cleaning up pollutants, taking inventory, securing appraisals and recharging fire extinguishers.

Consider options to suit your needs today and as your business grows:

- **Equipment breakdown coverage** – Insures the sudden and accidental breakdown of machinery and equipment vital to your business.
- **Utility services** – Insures against covered interruptions of utility services to your premises that cause a covered loss to your building, business personal property or loss of income.
- **CinciPlus® commercial property XC®, XC+® and Power options** – Bundles coverages for less premium than if you purchased each separately. Ask your agent for more details.

ALL LOCATIONS	LIMIT	PREMIUM
Blanket Information		
Blanket Building	\$71,852,533	
Coinsurance: 100%		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
Blanket BPP Insured and Others	\$7,376,731	
Coinsurance: 100%		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
Commercial Property Expanded Coverage (XC®) Plus Endorsement		\$3,578.00
Blanket Coverage Limit	\$150,000	
BUILDING LEVEL COVERAGE	LIMIT	PREMIUM



BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
LOCATION 1 - 450 ROUNDHOUSE CT, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$7,351,893	\$4,852.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$58,205	\$40.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 2		
BPP - Insured & Others	\$194,905	\$133.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 3		
Building Coverage	\$61,450	\$40.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$10,000	\$8.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Inflation Guard: No		
LOCATION 2 - 120 5TH ST, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$1,044,635	\$690.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$91,721	\$63.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 3 - 230 4TH AVE, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$3,440,320	\$2,270.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$2,000,000	\$1,360.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 4 - 400-418 BRIAR ST, BARABOO, WI 53913		



BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
BUILDING 1		
Building Coverage	\$1,073,647	\$709.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$255,702	\$174.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 2		
Building Coverage	\$55,907	\$38.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$31,378	\$22.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 5 - 135 4TH ST, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$785,098	\$518.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$133,797	\$90.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 2		
Building Coverage	\$1,651,762	\$1,090.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$257,045	\$175.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 3		
Building Coverage	\$279,564	\$185.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$230,664	\$158.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
LOCATION 6 - Co Trk A, Baraboo, WI 53913		
BUILDING 1		
Building Coverage	\$33,542	\$23.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$10,822	\$8.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 7 - 501 REMINGTON ST, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$98,800	\$66.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
LOCATION 8 - 903 PARK ST, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$148,686	\$98.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
ACV Provision: No		
Cosmetic Exclusion: No		
BUILDING 2		
Building Coverage	\$131,194	\$86.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$12,820	\$9.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 3		
Building Coverage	\$48,227	\$32.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$1,121	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 4		
Building Coverage	\$53,671	\$35.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$560	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 5		
Building Coverage	\$223,634	\$147.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$28,483	\$19.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 6		
Building Coverage	\$32,255	\$20.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$4,736	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 7		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Building Coverage	\$20,197	\$13.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BUILDING 8		
Building Coverage	\$38,326	\$26.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$44,112	\$30.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 9		
Building Coverage	\$28,099	\$18.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BUILDING 10		
Building Coverage	\$257,956	\$170.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$12,479	\$8.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 11		
Building Coverage	\$2,654	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$665	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 12		
Building Coverage	\$262,080	\$173.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$10,000	\$8.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
Incidental Office: Yes		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
BUILDING 13		
Building Coverage	\$330,000	\$218.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$3,000	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
Incidental Office: Yes		
LOCATION 9 - 300 SOUTH BLVD, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$1,113,591	\$735.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$29,139	\$19.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 10 - 850 2ND AVE, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$67,091	\$43.00

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$10,000	\$8.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 2		
Building Coverage	\$65,973	\$43.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$3,000	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 11 - 701 2ND AVE, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$137,756	\$91.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
BPP - Insured & Others	\$9,621	\$6.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 2		
Building Coverage	\$93,003	\$61.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$12,196	\$8.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 3		
Building Coverage	\$15,600	\$11.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$35,000	\$24.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 4		
Building Coverage	\$10,400	\$7.00

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$2,000	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 12 - 950 WALNUT ST, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$52,551	\$35.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$8,201	\$5.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 2		
Building Coverage	\$1,068,649	\$706.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
BPP - Insured & Others	\$233,804	\$158.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 3		
Building Coverage	\$31,200	\$20.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$2,000	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 4		
Building Coverage	\$22,000	\$15.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
LOCATION 13 - 124 2ND ST, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$9,519,091	\$6,282.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$797,165	\$542.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 14 - 227 1ST AVE, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$68,544	\$46.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$21,010	\$14.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 15 - 722 HILL ST, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$83,819	\$55.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$191,966	\$131.00

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 16 - 808 JEFFERSON ST, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$214,167	\$141.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$108,526	\$73.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 17 - 919 SAUK AVE, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$222,734	\$147.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$119,028	\$81.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Inflation Guard: No		
LOCATION 18 - 1807 OAK ST, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$171,233	\$113.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$81,392	\$55.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 19 - 1000 MANCHESTER ST, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$2,080,000	\$1,373.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$270,841	\$185.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 2		
Building Coverage	\$611,191	\$404.00

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BUILDING 3		
Building Coverage	\$5,936	\$4.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$4,376	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 4		
Building Coverage	\$102,611	\$68.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$43,572	\$30.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 5		
Building Coverage	\$2,600,000	\$1,716.00

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$25,000	\$17.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 6		
Building Coverage	\$19,747	\$13.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$132,705	\$90.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 7		
Building Coverage	\$766,162	\$505.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BUILDING 8		
Building Coverage	\$790,540	\$522.00

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$141,542	\$96.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 9		
Building Coverage	\$5,200,000	\$3,432.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BUILDING 10		
Building Coverage	\$312,000	\$206.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BUILDING 11		
Building Coverage	\$312,000	\$206.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Cosmetic Exclusion: No		
BUILDING 12		
Building Coverage	\$260,000	\$172.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
LOCATION 20 - 801 Gall Rd, Baraboo, WI 53913		
BUILDING 1		
Building Coverage	\$223,387	\$147.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$141,479	\$96.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 21 - 1700 PARKGATE DR, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$144,191	\$95.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
BPP - Insured & Others	\$2,909	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 2		
Building Coverage	\$20,176	\$13.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
LOCATION 22 - 660 COMMERCE AVE, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$634,119	\$419.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$116,090	\$79.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 23 - E12221 STATE ROAD 33, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$171,871	\$114.00
Blanket: Yes		

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BUILDING LEVEL COVERAGE (cont'd)**LIMIT****PREMIUM**

Deductible: 2,500
 Valuation: Replacement Cost
 Agreed Value: No
 Inflation Guard: No
 ACV Provision: No
 Cosmetic Exclusion: No

BUILDING 2

Building Coverage \$52,064 \$35.00

Blanket: Yes
 Deductible: 2,500
 Valuation: Replacement Cost
 Agreed Value: No
 Inflation Guard: No
 ACV Provision: No
 Cosmetic Exclusion: No

LOCATION 24 - 721 2ND AVE, BARABOO, WI 53913**BUILDING 1**

Building Coverage \$322,973 \$213.00

Blanket: Yes
 Deductible: 2,500
 Valuation: Replacement Cost
 Agreed Value: No
 Inflation Guard: No
 ACV Provision: No
 Cosmetic Exclusion: No

BPP - Insured & Others \$120,231 \$82.00

Blanket: Yes
 Deductible: 2,500
 Valuation: Replacement Cost
 Agreed Value: No
 Inflation Guard: No

LOCATION 25 - 1015-1017 9TH ST, BARABOO, WI 53913**BUILDING 1**

Building Coverage \$241,216 \$159.00

Blanket: Yes
 Deductible: 2,500

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$1,843	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 26 - 1119 WASHINGTON AVE, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$302,979	\$201.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$2,256	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 27 - 1131-1133 WASHINGTON AVE, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$302,979	\$201.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Cosmetic Exclusion: No		
BPP - Insured & Others	\$2,255	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 28 - 1018 10TH ST, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$297,435	\$196.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$3,706	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 29 - 1026 10TH ST, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$233,236	\$155.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$3,176	\$3.00
Blanket: Yes		
Deductible: 2,500		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Valuation: Replacement Cost Agreed Value: No Inflation Guard: No		
LOCATION 30 - 920 10TH ST, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$3,718,203	\$2,454.00
Blanket: Yes Deductible: 2,500 Valuation: Replacement Cost Agreed Value: No Inflation Guard: No ACV Provision: No Cosmetic Exclusion: No		
BPP - Insured & Others	\$46,059	\$32.00
Blanket: Yes Deductible: 2,500 Valuation: Replacement Cost Agreed Value: No Inflation Guard: No		
LOCATION 31 - 227 1ST AVE, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$8,459,553	\$5,583.00
Blanket: Yes Deductible: 2,500 Valuation: Replacement Cost Agreed Value: No Inflation Guard: No ACV Provision: No Cosmetic Exclusion: No		
BPP - Insured & Others	\$65,648	\$44.00
Blanket: Yes Deductible: 2,500 Valuation: Replacement Cost Agreed Value: No Inflation Guard: No		

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BUILDING LEVEL COVERAGE (cont'd)**LIMIT****PREMIUM****LOCATION 32 - S3440A COUNTY ROAD BD, BARABOO, WI 53913****BUILDING 1****Building Coverage**

\$249,976

\$164.00

Blanket: Yes

Deductible: 2,500

Valuation: Replacement Cost

Agreed Value: No

Inflation Guard: No

ACV Provision: No

Cosmetic Exclusion: No

BPP - Insured & Others

\$25,296

\$17.00

Blanket: Yes

Deductible: 2,500

Valuation: Replacement Cost

Agreed Value: No

Inflation Guard: No

BUILDING 2**Building Coverage**

\$475,114

\$314.00

Blanket: Yes

Deductible: 2,500

Valuation: Replacement Cost

Agreed Value: No

Inflation Guard: No

ACV Provision: No

Cosmetic Exclusion: No

BPP - Insured & Others

\$14,484

\$10.00

Blanket: Yes

Deductible: 2,500

Valuation: Replacement Cost

Agreed Value: No

Inflation Guard: No

BUILDING 3**Building Coverage**

\$32,571

\$21.00

Blanket: Yes

Deductible: 2,500

Valuation: Replacement Cost

Agreed Value: No

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$2,244	\$3.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 4		
Building Coverage	\$283,463	\$187.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$13,756	\$9.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
BUILDING 5		
Building Coverage	\$561,600	\$370.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BUILDING 6		
Building Coverage	\$264,160	\$175.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
LOCATION 33 - East Hill St, Baraboo, WI 53913		
BUILDING 1		
Building Coverage	\$281,441	\$186.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$40,000	\$27.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 34 - 1300 LANGE CT, BARABOO, WI 53913		
BUILDING 1		
BPP - Insured & Others	\$40,000	\$27.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
LOCATION 35 - 222 4TH AVE, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$432,640	\$286.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		

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BUILDING LEVEL COVERAGE (cont'd)	LIMIT	PREMIUM
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
LOCATION 36 - City - Light Poles, Traffic Signals, Sirens, , Baraboo, WI 53913		
BUILDING 1		
Property in the Open	\$11,573,368	\$8,681.00
Deductible: 2,500		
Coinurance: 80%		
Valuation: Replacement Cost		
Agreed Value: Yes		
Inflation Guard: No		
LOCATION 37 - 101 SOUTH BLVD, BARABOO, WI 53913		
BUILDING 1		
Building Coverage	\$10,676,000	\$7,046.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
ACV Provision: No		
Cosmetic Exclusion: No		
BPP - Insured & Others	\$1,061,000	\$721.00
Blanket: Yes		
Deductible: 2,500		
Valuation: Replacement Cost		
Agreed Value: No		
Inflation Guard: No		
TOTAL PROPERTY PREMIUM		\$64,724.00



Coverage Summary**CINCIPLUS® COMMERCIAL PROPERTY XC+®**

CinciPlus® Commercial Property Expanded Coverage XC+® FA250 09/09

Building and Personal Property Coverage Form (Including Special Causes of Loss) FM101 04/04

This summarizes the coverages provided by the listed insurance forms, depending on the coverage option purchased or quoted. The limits provided under this coverage form are in excess and in addition to limits provided by similar coverages or endorsements added to the policy. The limits summary that appears elsewhere in our sales proposal includes the separate limit purchased and the limits listed on this coverage summary. In the event of a conflict, the actual policy terms, conditions, limitations and exclusions shall prevail.

Property Coverages All limits per location unless indicated otherwise	Limits FM101 with FA250 Subject to BCL ¹
Blanket Coverage Limit ¹	\$150,000
Accounts receivable (additional \$5,000 limit away from premises, not per location)	Included within BCL
Debris removal of covered property from a covered loss	25% of loss within limit plus BCL
Ordinance or law: <ul style="list-style-type: none"> undamaged portion of the building demolition costs and increased costs of construction 	Subject to building limit Included within BCL
Peak season for business personal property (90 consecutive days maximum)	Included within BCL
Personal property of others	Included within BCL
Tenant move back expenses	Included within BCL
Valuable papers (additional \$5,000 limit away from premises not per location)	Included within BCL
Worldwide laptop (not per location)	Included within BCL
Electronic data processing property: <ul style="list-style-type: none"> duplicate and backup electronic data newly acquired EDP property in transit or away from premises 	BCL applies, subject to sublimits of \$2,000 – in addition to BCL \$10,000 – in addition to BCL \$10,000 – included within BCL
Property Coverages All limits per location unless indicated otherwise	Limits <i>Not</i> subject to BCL ¹
Brands and labels	\$25,000
Building glass – insured as part of the building	Included up to building limit
Business income/extra expense (no waiting period) <ul style="list-style-type: none"> dependent properties (24-hour waiting period) computer operations (24-hour waiting period) 	\$100,000 \$5,000 – included in BI/EX EXP \$25,000 – included in BI/EX EXP (per coverage term) ²

Coverage Summary

CINCIPLUS® COMMERCIAL PROPERTY XC+® (continued)

Property Coverages All limits per location unless indicated otherwise	Limits Not subject to BCL ¹
Fairs/exhibitions (not per location)	\$10,000
Fences (within 1,000 feet of premises)	\$5,000
Fine arts	\$25,000
Fire department service charge – by contract or agreement or required by ordinance (not available in AZ)	\$25,000
Fire protection equipment recharge	\$50,000
Fungi, wet rot, dry rot and bacteria – limited coverage (not available in NY)	\$15,000 (per coverage term) ²
Inflation guard	4% on building property
Inventory appraisal, loss statement expenses	\$10,000
Key and lock expense	\$1,000
Newly acquired property – buildings (up to 90 days)	\$1,000,000
Newly acquired property – BPP (at acquired building up to 90 days)	\$500,000
Nonowned building damage: <ul style="list-style-type: none"> caused by theft, burglary or robbery caused by any other covered loss 	Included in BPP limit \$25,000 included in BPP limit or BPP limit of insurance (whichever is less)
Outdoor property (trees, shrubs, plants \$1,000 limit per item)	\$25,000
Paved surfaces	\$20,000
Personal effects (\$1,000 theft limit – excluding theft of employees' tools)	\$25,000
Pollutant cleanup and removal from land or water at each insured premises	\$25,000 (per coverage term) ²
Premises boundary 1,000 feet – BPP in the open or in a vehicle	Included
Preservation of covered property moved to avoid imminent covered loss (up to 60 days)	Included in BPP limit
Property temporarily at other premises (not per location)	\$10,000
Property in transit in a vehicle (not per location)	\$10,000
Rewards for reporting arson, V&MM, theft and burglary, which leads to a conviction (not available in NY)	\$10,000
Signs: <ul style="list-style-type: none"> if attached to building, include in building limit if detached but permanently installed within 1,000 feet of premises, may be scheduled detached but not part of building (does not apply per location) 	Included Per Dec Page \$10,000

Coverage Summary

CINCIPLUS® COMMERCIAL PROPERTY XC+® (continued)

Property Coverages All limits per location unless indicated otherwise	Limits Not subject to BCL ¹
Temperature change – broadened coverage for perishable stock	\$5,000 included within BPP limit
Trailers (detached and nonowned left in the insured's care, custody or control)	\$5,000
Underground property	Included in building limit
Utility services (off-premises water, communication and power supply, excluding overhead lines) for direct and time element loss	\$25,000
Water backup from sewers, drains or sump pumps (not available in FL)	\$10,000

¹ All property coverage dollar limits are per any one occurrence. Some property coverage dollar limits may also be per coverage term² as indicated.

² Coverage term is defined in the policy. It generally means one policy year.

³ Blanket Coverage Limit is applicable to all losses arising from the same occurrence for all coverages applicable to it.

This is not policy. For a complete statement of the coverages and exclusions, please see the policy contract. For information, coverage availability in your state, quotes or policy service, please contact your local independent agent recommending coverage. "The Cincinnati Insurance Companies" and "Cincinnati" refer to member companies of the insurer group providing property and casualty coverages through □ The Cincinnati Insurance Company or one of its wholly owned subsidiaries – □ The Cincinnati Indemnity Company, □ The Cincinnati Casualty Company or □ The Cincinnati Specialty Underwriters Insurance Company – and life and disability income insurance and annuities through □ The Cincinnati Life Insurance Company. Each insurer has sole financial responsibility for its own products. Not all subsidiaries operate in all states. 6200 S. Gilmore Road, Fairfield, OH 45014-5141. Copyright © 2016 The Cincinnati Insurance Company. All rights reserved. Do not reproduce or post online, in whole or in part, without written permission.



INLAND MARINE

Virtually every business needs inland marine insurance for items not confined to one location, such as computers, mobile equipment and products in transit.

Cincinnati Insurance provides an array of competitive coverage forms tailored for your unique insurance needs, including:

- Contractors' equipment
- Builders' risk
- Transportation coverage
- Electronic data processing equipment
- Installation floaters

We work closely with your independent agent to provide the insurance protection that you need.

ALL LOCATIONS	LIMIT	PREMIUM
Contractors Equipment		
Scheduled Equipment	\$3,934,271	\$8,655.00
Deductible: 1,000 Flat		
Valuation: RC		
Coinsurance: 80%		
Your Tools		\$500.00
Any One Tool	\$5,000	
Any One Occurrence	\$40,000	
Deductible: 1,000Flat		
Valuation: RC		
Electronic Data Processing - Blanket		
Coverage A Blanket	\$245,000	\$686.00
Deductible: 1,000/1,000		
TOTAL INLAND MARINE PREMIUM		\$9,841.00

Coverage Summary

CONTRACTORS' EQUIPMENT

Contractors' Equipment (and Tools) Coverage Form MA108 03/05

This summarizes the coverages provided by the listed insurance forms, depending on the coverage option purchased or quoted. Higher limits that appear in an e-CLAS[®] sales proposal replace the limits listed. In the event of a conflict, the actual policy terms, conditions, limitations and exclusions shall prevail.

Coverages	Limits
Debris removal of covered property from a covered loss	25% of loss within limit + \$10,000
Equipment borrowed from others	\$5,000
Equipment leased or rented from others	\$25,000
Equipment leased or rented from others – loss of use	\$1,000
Newly purchased equipment (up to 60 days)	Greater of 30% of total scheduled equipment limit or \$25,000
Pollutant cleanup and removal from land or water at each jobsite	\$10,000 (each 12-month period)
Rental reimbursement (24-hour waiting period)	\$500 per day \$5,000 per policy period
Spare parts and fuel	\$5,000
Tools owned by employee (\$250 limit per tool)	\$1,000
Tools owned by insured (\$250 limit per tool)	\$1,000

Everything Insurance Should Be[®]

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PREMIUM SUMMARY

The Cincinnati Insurance Company

Named Insured: City of Baraboo

Address: 101 SOUTH BLVD
BARABOO, WI 53913

Agency: Don-Rick, Inc.

Proposed Policy Period: 01/01/2021 - 01/01/2024

Coverage	Premium
Property	\$64,724
Inland Marine	\$9,841
Terrorism	\$559
Total Annual Premium	\$75,124.00

Ask your agent about various billing and payment options.



The Cincinnati Insurance Companies

Business Insurance**CINCINNATI BILLED POLICIES —
PAYMENT PLANS AND OPTIONS**

Everything Insurance Should Be®

For policies billed by Cincinnati

You'll receive billing statements from and pay your insurance premiums directly to Cincinnati. Save up to \$5 for each installment when you pay your premiums using electronic funds transfer.

Pay plan options*Monthly:*

- no minimum annual premium
- installment fees up to \$5 apply for each payment, unless paid using EFT

Quarterly and semi-annual:

- no minimum annual premium
- first installment due at policy inception
- fees up to \$5 apply for each installment, unless paid using EFT

Annual:

- full payment due at policy inception
- no installment fees apply

Payment options

You can pay your insurance premiums directly to Cincinnati with the method that best suits your needs:

Electronic funds transfer:

- You complete a form authorizing Cincinnati to set up automatic, ongoing withdrawals for each installment from your checking or savings account.
- Installment fees do not apply when payment is made by EFT (Not available in Texas or Nevada)
- If you initially choose another payment option, Cincinnati includes a prefilled EFT form with your first account statement and/or premium notice, giving you the option to switch to EFT for future payments.

Online:

- Visit cinfm.com to pay online.
- To set up an online payment, refer to your Cincinnati account statement or premium-due notice for the information you need.
- You can pay by Visa®, MasterCard® or Discover® card, debit card, checking account or savings account.
- This method allows access for multiple payors on the account.
- You initiate each payment; you *cannot* schedule recurring payments.
- You can pay immediately or schedule a single payment for a future date up to the payment due date.
- Payments confirmed by 3 p.m. Eastern Time are processed the same day (Monday through Friday, excluding legal holidays).
- For assistance with online payment services, please call 888-242-0888.

By phone:

- You can pay immediately by dialing 800-364-3400.
- Refer to your Cincinnati account statement and/or premium-due notice for the information you need.
- You can pay by Visa, MasterCard or Discover card, debit card, checking account or savings account.
- This method allows access for multiple payors on the account.
- You initiate each payment; you *cannot* schedule recurring payments.
- Payments confirmed by 3 p.m. Eastern Time are processed the same day (Monday through Friday, excluding legal holidays).

By check:

- Please pay by check and send through the mail, allowing sufficient time for postal delivery.
- Mail to: The Cincinnati Insurance Companies, Cincinnati, OH, P.O. Box 145620, 45250-5620.

Your agent can help you choose the pay plan and payment method that best fits your needs.

This is not a policy. For a complete statement of the coverages and exclusions, please see the policy contract. Products are not available in all states. "The Cincinnati Insurance Companies", "Cincinnati Insurance" and "Cincinnati" refer to member companies of the insurer group providing property and casualty coverages through The Cincinnati Insurance Company or one of its wholly owned subsidiaries - The Cincinnati Indemnity Company or The Cincinnati Casualty Company. Each insurer has sole financial responsibility for its own products. Not all subsidiaries operate in all states. Do not reproduce or post online, in whole or in part, without written permission. © 2019 The Cincinnati Insurance Company. 6200 S. Gilmore Road, Fairfield, OH 45014-5141. Mailing address: P.O. Box 145496, Cincinnati, OH 45250-5496.



The Cincinnati Insurance Companies

Business Insurance

TERRORISM COVERAGE



Everything Insurance Should Be®

What is the Terrorism Act?

The Terrorism Risk Insurance Act of 2002 established a program under which the federal government shares with the insurance industry the risk of loss from certain future acts of terrorism, and – in the case of workers' compensation coverage – loss from acts of war.

The Act applies when the Secretary of the Treasury certifies that an event meets the definition of an act of terrorism. Terrorism is a violent act or an act dangerous to life, property or infrastructure committed by an individual or individuals as part of an effort to coerce the population or government of the United States that results in aggregate losses of \$5 million or more.

Your new insurance proposal includes terrorism coverage

In compliance with the Act, we offer on this proposal terrorism coverage for lines of business on which the Act applies. Terrorism coverage is limited to acts certified under the federal program and by the terms, conditions, exclusions, limits, endorsements, provisions of your policy and any applicable laws to which this coverage quote applies.

Your Premium Summary shows the total charges for terrorism coverage. Cincinnati charges premiums for terrorism coverage based only on our portion of the potential losses and not the federal government's portion paid under the Act. While we encourage policyholders to keep terrorism coverage, you may reject coverage by signing a rejection form, which your independent agent representing Cincinnati can provide.

Renewal policies

When you are renewing a policy, your renewal proposal will include the terrorism coverage described above, even if you previously signed a rejection statement for one or more lines of insurance.

- To purchase this coverage, please contact your agent for additional information.
- If you **do not** wish to purchase the proposed terrorism coverage, please complete and sign a new rejection form that your agent can provide.

Thank you for trusting your agent and Cincinnati to protect your business.

For information, coverage availability in your state, quotes or policy service, please contact your local independent agent recommending coverage.

This is not a policy. For a complete statement of the coverages and exclusions, please see the policy contract. "The Cincinnati Insurance Companies", "Cincinnati Insurance" and "Cincinnati" refer to member companies of the insurer group providing property and casualty coverages through The Cincinnati Insurance Company or one of its wholly owned subsidiaries – The Cincinnati Indemnity Company or The Cincinnati Casualty Company. Each insurer has sole financial responsibility for its own products. Not all subsidiaries operate in all states. Do not reproduce or post online, in whole or in part, without written permission. © 2018 The Cincinnati Insurance Company. 6200 S. Gilmore Road, Fairfield, OH 45014-5141.





MUNICIPAL PROPERTY INSURANCE COMPANY

9701 Brader Way, Suite 301, Middleton, WI 53562 - (608) 821-6303

NEW POLICY QUOTE

Policy # 5002030_Q-1

Agent Pallin Allen

Named Insured and Principal Address:

City of Baraboo
101 South Boulevard
Baraboo, WI 53913

Contact:

Cynthia Haggard
608-355-2700

Policy Period: 12:01 am 01/01/2021 to 01/01/2022

Coverage	Deductible	TIV	Rate	Annual Premium
Buildings, Personal Property & Property in the Open	2,500	91,933,688	0.0645	59,285
Contractors Equipment - New Replacement Cost	1,000	3,204,142	0.21	6,729
Business Income Schedule Attached	1,000	150,000	0.036	100
Bridges Schedule Attached	2,500	686,781	0.0641	440
Total Annual Premium		\$66,554		

Comments

This quote is your estimated renewal policy premium amount with coverages and coverage amounts as shown.

This quote becomes null and void within 30 days of transaction effective date.

9701 Brader Way, Suite 301, Middleton, WI 53562 - (608) 821-6303

Policy # 5002030_Q-1

Agent Pallin Allen

Contact:

Cynthia Haggard
608-355-2700

This Policy takes effect at 12:01 A.M., 01/01/2021, and expires at 12:01 A.M., 01/01/2022.

Item III. Coverages:

Coverage	Deductible	TIV	Rate	Annual Premium
Buildings, Personal Property & Property in the Open	2,500	91,933,688	0.0645	59,285
Contractors Equipment - New Replacement Cost	1,000	3,204,142	0.21	6,729
Business Income Schedule Attached	1,000	150,000	0.036	100
Bridges Schedule Attached	2,500	686,781	0.0641	440
Total Annual Premium	\$66,554	Billed to Insured		

Item IV. Forms and Endorsements made part of this policy at time of issue:

Form	Edition Date	Description
MPIC-001	10-2020	Municipal Property Insurance Company Policy
MPIC-002Q	09-2020	Municipal Property Insurance Company Policy Quote
MPIC-004	06-2016	Statement of Values
MPIC-004 CE	06-2016	Contractor's Equipment
MPIC-004 PITO	06-2016	Property in the Open
MPIC-006	04-2019	Joint Loss Agreement Endorsement
MPIC-008	04-2019	Cap Of Losses From Certified Acts Of Terrorism
MPIC-101	04-2019	Business Income Endorsement
MPIC-205	10-2020	Pedestrian Bridge Coverage Endorsement
MPIC-300	01-2020	Contractors Equipment New Replacement Cost Coverage

		Endorsement
MPIC-506	06-2016	Coverage of Computer-Related Losses Endorsement
MPIC-510	01-2019	Tax Lien Property Coverage
MPIC-511	04-2019	Leased Property Coverage

Item V. Loss Payees:

Item VI. Variable Coverage Schedules:

Business Income	
Blanket Locations - Business Interruption	150,000
	150,000
Bridges	
Altridge Park - Bridge	100,000
Altridge Park - Bridge, Riverwalk	586,781
	686,781

MUNICIPAL PROPERTY INSURANCE COMPANY

Endorsement Change Form

This endorsement modifies insurance provided under:

MUNICIPAL PROPERTY INSURANCE COMPANY POLICY MPIC-001.

Insuring the City of Baraboo, Wisconsin under MPIC Policy # 5002030-1, for the policy period of 1/1/2021-1/1/2022.

SECTION IV – “COVERED” PROPERTY; LIMIT OF COVERAGE – EE. Emergency Response Equipment is replaced with the following:

EE. Emergency Response Equipment

Emergency response equipment contained within or on an emergency response vehicle that is not affixed or attached is covered as personal property subject to a \$1,000 deductible per occurrence regardless of any other applicable deductible. This grant of coverage includes losses resulting from contamination of Emergency Response Equipment, during its use in response to an emergency.

STATEMENT OF VALUES

MUNICIPAL PROPERTY INSURANCE COMPANY

Coverage Amount - 91,933,688

Site	Bldg	Description	Year Built	Floors	Square Footage	Building CRN	Content CRN
1		<i>Municipal Building</i>					
	1	Municipal Building 135 4th St. Baraboo WI 53913		0	9,738	\$785,098	\$133,797
	2	Old Police Station 135 4th St. Baraboo WI 53913		0	14,935	\$1,651,762	\$257,045
	3	Fire Station #3 135 4th St. Baraboo WI 53913		0	7,920	\$785,098	\$279,564
		Municipal Building (1) Total				\$3,221,958	\$670,406
2		<i>City Services Center</i>					
	1	City Services Center 450 Roundhouse Ct. Baraboo WI 53913		0	70,200	\$7,351,893	\$279,609
	2	Cold Storage Building 450 Roundhouse Ct. Baraboo WI 53913		0		\$61,450	\$10,000
	3	Mobile Radio System, EG Base Station from Police 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$194,905
	4	SCADA CONTROL PANEL - BIRCH ST 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$14,685
	5	SCADA - MAIN CONTROL TOUCHSCREEN 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$5,020
	6	SCADA - CRADLEPOINT BACKUP RADIO - CSC 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$730
	7	SCADA SYSTEM MAIN CONTROL PANEL 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$27,007
	8	SCADA- CRADLEPOINT RADIO - MOORE TOWER 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$736
	9	SCADA SYSTEM- MOORE ST. TOWER CABLE 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$5,537

STATEMENT OF VALUES

MUNICIPAL PROPERTY INSURANCE COMPANY

Coverage Amount - 91,933,688

Site	Bldg	Description	Year Built	Floors	Square Footage	Building CRN	Content CRN
	10	SCADA CRADLEPOINT RADIO-MINE TOWER 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$736
	11	SCADA SYSTEM - MINE RD. TOWER ANTENNA 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$10,965
	12	SCADA CRADLEPOINT RADIO-BIRCH ST TOWER 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$736
	13	SCADA SYSTEM- BIRCH ST. TOWER CABLE 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$5,072
	14	SCADE CRADLEPOINT RADIO - CITY A TOWER 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$736
	15	SCADA SYSTEM - COUNTY HWY A. TOWER ANTENNAS 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$15,463
	16	SCADA CRADLEPOINT RADIO - COMM. AVE TOWER 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$736
	17	SCADA SYSTEM - COMMERCE AVE TOWER ANTENNAS 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$11,275
	18	SCADA CRADLEPT RADIO - COMM BOOSTER 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$736
	19	SCADA COMMERCE AVE - BOOSTER STATION CABLE 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$4,037
	20	SCADA CRADLEPPINT RADIO - OAK HI LIFT 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$736

STATEMENT OF VALUES

MUNICIPAL PROPERTY INSURANCE COMPANY

Coverage Amount - 91,933,688

Site	Bldg	Description	Year Built	Floors	Square Footage	Building CRN	Content CRN
	21	SCADA SYSTEM OAK ST HI-LIFT STATION CABLE 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$5,227
	22	SCADA CRADLEPOINT RADIO- WELL NO. 2 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$736
	23	SCADA SYSTEM - WELL NO. 2 CABLE 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$4,037
	24	SCADA CRADLEPOINT RADIO - WELL NO. 4 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$736
	25	SCADA SYSTEM WELL NO.4 CABLE 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$4,037
	26	SCADA CRADLEPOINT RADIO - WELL NO. 6 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$736
	27	SCADA SYSTEM - WELL NO. 6 CABLE 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$4,037
	28	SCADA CRADLEPOINT RADIO - WELL NO. 7 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$736
	29	SCADA SYSTEM - WELL NO. 7 CABLE 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$4,640
	30	SCADA SYSTEM CRADLEPOINT RADIO - WELL NO. 8 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$736
	31	SCADA SYSTEM - WELL NO. 8 CABLE 450 Roundhouse Ct. Baraboo WI 53913		0		\$	\$4,037
		Property in the open					\$3,500
		City Services Center (2) Total				\$7,413,343	\$622,652

STATEMENT OF VALUES

MUNICIPAL PROPERTY INSURANCE COMPANY

Coverage Amount - 91,933,688

Site	Bldg	Description	Year Built	Floors	Square Footage	Building CRN	Content CRN
	1	Alma Waite Annex 120 5th St Baraboo WI 53913		0	8,100	\$1,044,635	\$91,721
		Alma Waite Annex (3) Total				\$1,044,635	\$91,721
4		<i>PS/ADMIN BUILDING</i>					
	1	PS/ADMIN BUILDING 101 South Blv Baraboo WI 53913		0		\$10,676,700	\$1,061,000
		Property in the open					\$10,325
		PS/ADMIN BUILDING (4) Total				\$10,676,700	\$1,071,325
5		<i>Library</i>					
	1	Library 230 4th Ave Baraboo WI 53913		0	16,090	\$3,440,320	\$2,000,000
		Library (5) Total				\$3,440,320	\$2,000,000
6		<i>Garage/ Shop</i>					
	1	Garage/ Shop 400-418 Briar St Baraboo WI 53913		0	9,780	\$1,073,647	\$255,702
	2	Cold Storage Shed 42x64 407 Briar St Baraboo WI 53913		0	2,560	\$55,907	\$31,378
		Garage/ Shop (6) Total				\$1,129,554	\$287,080
7		<i>Landfill</i>					
	1	Landfill Shed County A Baraboo WI 53913		0	1,040	\$33,542	\$10,822
		Landfill (7) Total				\$33,542	\$10,822
8		<i>Langer Park</i>					
	1	Shelters/ Restrooms 501 Remington Baraboo WI 53913		0	1,344	\$98,800	\$0
		Property in the open					\$87,757
		Langer Park (8) Total				\$98,800	\$87,757
9		<i>Ochsner Zoo</i>					
	1	Shelter - T Shelter Ochsner Zoo Baraboo WI 53913		0	2,544	\$148,686	\$0
	2	Storage Shed Ochsner Zoo Baraboo WI 53913		0	1,728	\$38,326	\$44,112

STATEMENT OF VALUES

MUNICIPAL PROPERTY INSURANCE COMPANY

Coverage Amount - 91,933,688

Site	Bldg	Description	Year Built	Floors	Square Footage	Building CRN	Content CRN
	3	Animal Den Ochsner Zoo Baraboo WI 53913		0		\$257,956	\$12,479
	4	Otter House Ochsner Zoo Baraboo WI 53913		0		\$330,000	\$3,000
	5	Zoo Office / Restrooms Ochsner Zoo Baraboo WI 53913		0		\$131,194	\$12,820
	6	Concession Building Ochsner Zoo Baraboo WI 53913		0		\$2,654	\$665
	7	Park House Ochsner Zoo Baraboo WI 53913		0	4,080	\$223,634	\$28,483
	8	Animal Display, Snowy Owl Ochsner Zoo		0		\$32,255	\$4,736
	9	Animal Display, Primate Ochsner Zoo		0		\$20,197	\$0
	10	Animal House, Primate Ochsner Zoo		0		\$48,227	\$1,121
	11	Animal Shelter, Llama/ Wolf Ochsner Zoo		0		\$53,671	\$560
	12	Animal Shelter, Bird Ochsner Zoo		0		\$28,099	\$0
	13	Animal Display, Lynx Ochsner Zoo Baraboo WI 53913		0		\$262,080	\$10,000
		Property in the open					\$459,124
		Ochsner Zoo (9) Total				\$1,576,979	\$577,100
10		Pool House					
	1	Pool House South Blvd. & Parkway Baraboo WI 53913		0	2,560	\$1,113,591	\$29,139
	2	Pool Heater, Pentair Megatherm South Blvd. & Parkway Baraboo WI 53913		0		\$	\$29,066
		Pool House (10) Total				\$1,113,591	\$58,205
11		Pole Building					

STATEMENT OF VALUES

MUNICIPAL PROPERTY INSURANCE COMPANY

Coverage Amount - 91,933,688

Site	Bldg	Description	Year Built	Floors	Square Footage	Building CRN	Content CRN
	1	Pole Building, 40x 64, Attridge 900 2nd Ave Baraboo WI 53913		0	2,560	\$67,091	\$10,000
	2	Pole Building, 52x14, accord street from Attridge 900 2nd Ave Baraboo WI 53913		0	728	\$65,973	\$3,000
		Pole Building (11) Total				\$133,064	\$13,000
12		<i>Mary Rountree Location</i>					
	1	Field House 639 2nd Ave Baraboo WI 53913		0	1,360	\$137,756	\$9,621
	2	Shelter/ Restrooms 639 2nd Ave Baraboo WI 53913		0	888	\$93,003	\$12,196
	3	Light Switch House 639 2nd Ave Baraboo WI 53913		0		\$15,600	\$35,000
	4	Press Box 639 2nd Ave Baraboo WI 53913		0		\$10,400	\$2,000
		Property in the open					\$312,082
		Mary Rountree Location (12) Total				\$256,759	\$370,899
13		<i>Pierce Park</i>					
	1	Concession Building Pierce Park Baraboo WI 53913		0	848	\$52,551	\$8,201
	2	Pavillion, Hockey Pierce Park Baraboo WI 53913		0	30,384	\$1,068,649	\$233,804
	3	Storage Building Pierce Park Baraboo WI 53913		0	320	\$31,200	\$2,000
	4	Press Box (scorebooth) Pierce Park Baraboo WI 53913		0		\$22,000	\$0
		Property in the open					\$434,512
		Pierce Park (13) Total				\$1,174,400	\$678,517
14		<i>Civic Center</i>					
	1	Civic Center 124 2nd St Baraboo WI 53913		0	67,179	\$9,519,091	\$797,165
		Property in the open					\$86,827

STATEMENT OF VALUES

MUNICIPAL PROPERTY INSURANCE COMPANY

Coverage Amount - 91,933,688

Site	Bldg	Description	Year Built	Floors	Square Footage	Building CRN	Content CRN
Civic Center (14) Total						\$9,519,091	\$883,992
15	Statz Park						
	1	Restroom/ Storage Building 217 1st Ave Baraboo WI 53913 Property in the open		0	448	\$68,544	\$21,010
		Statz Park (15) Total				\$68,544	\$73,557
16	Wellhouse #2						
	1	Wellhouse #2 722 Hill St Baraboo WI 53913		0	925	\$83,819	\$191,966
		Wellhouse #2 (16) Total				\$83,819	\$191,966
17	Wellhouse #4						
	1	Wellhouse #4 808 Jefferson St Baraboo WI 53913		0	870	\$214,167	\$108,526
		Wellhouse #4 (17) Total				\$214,167	\$108,526
18	Wellhouse #6						
	1	Wellhouse #6 919 Sauk AVE Baraboo WI 53913		0	945	\$222,734	\$119,028
		Wellhouse #6 (18) Total				\$222,734	\$119,028
19	Hi-Lift Booster Station						
	1	Hi-Lift Booster Station 1807 Oak St Baraboo WI 53913		0	728	\$171,223	\$81,392
		Hi-Lift Booster Station (19) Total				\$171,223	\$81,392
20	WWTP						
	1	WWTP Control and Lab 1000 Manch Baraboo WI 53913		0	10,212	\$1,580,000	\$265,841
	2	Sludge Storage/ Process Building Improvement 1000 Manch Baraboo WI 53913		0		\$611,191	\$0
	3	Sludge Storage/ Process Building 1000 Manch Baraboo WI 53913		0	16,226	\$2,600,000	\$25,000
	4	UV Disinfection Building 1000 Manch Baraboo WI 53913		0	100	\$19,747	\$132,705

STATEMENT OF VALUES

MUNICIPAL PROPERTY INSURANCE COMPANY

Coverage Amount - 91,933,688

Site	Bldg	Description	Year Built	Floors	Square Footage	Building CRN	Content CRN
	5	Phosphorous Removal Tanks (3) 1000 Manch Baraboo WI 53913		0		\$766,162	\$0
	6	Grit Building 1000 Manch Baraboo WI 53913		0	310	\$102,611	\$43,572
	7	Effluent Sampling Building 1000 Manch Baraboo WI 53913		0	64	\$5,936	\$4,376
	8	Wastewater Process 1000 Manch Baraboo WI 53913		0		\$5,200,000	\$0
	9	Headworks Building 1000 Manch Baraboo WI 53913		0	1,540	\$790,540	\$141,542
	10	Digester Structure 1000 Manch Baraboo WI 53913		0		\$260,000	\$0
	11	Garage/ Storage Shed 1000 Manch Baraboo WI 53913		0	1,344	\$500,000	\$5,000
	12	Clarifiers 1000 Manch Baraboo WI 53913		0		\$624,000	\$0
		WWTP (20) Total				\$13,060,187	\$618,036
21		Wellhouse #7					
	1	Wellhouse #7 Gall Rd. Baraboo WI 53913		0	924	\$223,383	\$141,479
		Wellhouse #7 (21) Total				\$223,383	\$141,479
22		SWAT Equipment, Police					
	1	SWAT Equipment, Police 1300 Lange Ct. Baraboo WI 53913		0		\$	\$40,000
		SWAT Equipment, Police (22) Total				\$0	\$40,000
23		Steinhorst Park					
	1	Shelter/ Restrooms 1700 Parkgate Baraboo WI 53913		0		\$144,191	\$2,909
	2	Storage Shed 1700 Parkgate Baraboo WI 53913		0		\$20,176	\$0
		Property in the open					\$21,825

STATEMENT OF VALUES

MUNICIPAL PROPERTY INSURANCE COMPANY

Coverage Amount - 91,933,688

Site	Bldg	Description	Year Built	Floors	Square Footage	Building CRN	Content CRN
Steinhorst Park (23) Total						\$164,367	\$24,734
24	<i>Booster Station, Barnhart</i>						
	1	Booster Station, Barnhart 1700 15th St. Baraboo WI 53913		0	1,216	\$634,119	\$116,090
Booster Station, Barnhart (24) Total						\$634,119	\$116,090
25	<i>Jackson Garage</i>						
	1	Jackson 2 car metal garage E12221 HWY 33 Baraboo WI 53913		0	896	\$52,064	\$0
	2	Jackson House, 2 story E12221 HWY 33 Baraboo WI 53913		0	1,600	\$171,871	\$0
Jackson Garage (25) Total						\$223,935	\$0
26	<i>Wellhouse #8</i>						
	1	Wellhouse #8 721 2nd Ave Baraboo WI 53913		0	1,020	\$322,973	\$120,231
Wellhouse #8 (26) Total						\$322,973	\$120,231
27	<i>Park Pumphouse</i>						
	1	Park Pumphouse 715 Hill St Baraboo WI 53913		0	2,982	\$281,441	\$40,000
Park Pumphouse (27) Total						\$281,441	\$40,000
28	<i>Airport</i>						
	1	Terminal/ Admin Building Airport Baraboo WI 53913		0	1,200	\$249,976	\$25,296
	2	Electrical Vault Airport Baraboo WI 53913		0	120	\$32,571	\$2,244
	3	Hangar, Airport Building Airport Baraboo WI 53913		0	5,247	\$475,114	\$14,484
	4	Snow Removal Equipment Building Airport Baraboo WI 53913		0	5,000	\$283,463	\$13,756
	5	Hangar #839 Airport Baraboo WI 53913		0	11,200	\$561,600	\$0

STATEMENT OF VALUES

MUNICIPAL PROPERTY INSURANCE COMPANY

Coverage Amount - 91,933,688

Site	Bldg	Description	Year Built	Floors	Square Footage	Building CRN	Content CRN
	6	Hangar #312 Airport Baraboo WI 53913 Property in the open		0	3,750	\$264,160	\$0 \$721,890
		Airport (28) Total				\$1,866,884	\$777,670
29		<i>Library, Ritzenthaler Property</i>					
	1	Library, Ritzenthaler Property 222 4th Ave Baraboo WI 53913		0		\$432,640	\$0
		Library, Ritzenthaler Property (29) Total				\$432,640	\$0
30		<i>Donahue Terrace</i>					
	1	Donahue Terrace 227 1st Ave Baraboo WI 53913		0		\$8,459,553	\$65,648
		Donahue Terrace (30) Total				\$8,459,553	\$65,648
31		<i>Housing</i>					
	1	Corson Square Apartments 920 10th St Baraboo WI 53913		0		\$3,718,208	\$46,059
	2	CDA Housing 1018 10th St Baraboo WI 53913		0		\$297,435	\$3,706
	3	CDA Housing 1026 10th St Baraboo WI 53913		0		\$233,236	\$3,176
	4	CDA Housing 1131-1133 Washington Ave Baraboo WI 53913		0		\$302,979	\$2,255
	5	CDA Housing 1015 - 1017 9th ST Baraboo WI 53913		0		\$241,216	\$1,843
	6	CDA Housing 1119 Washington Baraboo WI 53913		0		\$302,979	\$2,256
		Housing (31) Total				\$5,096,053	\$59,295
32		<i>Traffic Signals</i>					
		Property in the open					\$360,809
		Traffic Signals (32) Total				\$0	\$360,809
33		<i>Weber Park</i>					
		Property in the open					\$56,006
		Weber Park (33) Total				\$0	\$56,006

STATEMENT OF VALUES

MUNICIPAL PROPERTY INSURANCE COMPANY

Coverage Amount - 91,933,688

Site	Bldg	Description	Year Built	Floors	Square Footage	Building CRN	Content CRN
34		<i>Campbell Park</i>					
		Property in the open					\$1,425,419
		Campbell Park (34) Total				\$0	\$1,425,419
35		<i>Altridge Park</i>					
		Property in the open					\$179,759
		Altridge Park (35) Total				\$0	\$179,759
36		<i>Ritzenthaler Park</i>					
		Property in the open					\$40,546
		Ritzenthaler Park (36) Total				\$0	\$40,546
37		<i>Deppe Pond</i>					
		Property in the open					\$17,213
		Deppe Pond (37) Total				\$0	\$17,213
38		<i>Tuscania Memorial with Solar Lighting</i>					
		Property in the open					\$94,000
		Tuscania Memorial with Solar Lighting (38) Total				\$0	\$94,000
39		<i>Water Towers</i>					
	1	Base Station, Water AMR System East St/ CTY A Baraboo WI 53913		0		\$	\$40,000
	2	Water Tank #1 1212 Birch St Baraboo WI 53913		0		\$	\$201,616
	3	Water Tank #2 1809 Oak St Baraboo WI 53913		0		\$	\$602,611
	4	Water Tower #3 2323 East St Baraboo WI 53913		0		\$	\$950,000
	5	Water Tower #4 1001 Moore St Baraboo WI 53913		0		\$	\$1,100,000
	6	Water Tower #5 405 Mine Rd Baraboo WI 53913		0		\$	\$1,100,000
	7	Water Tower #6 1111 Commerce Pkwy Baraboo WI 53913		0		\$	\$1,000,000
		Water Towers (39) Total				\$0	\$4,994,227

STATEMENT OF VALUES

MUNICIPAL PROPERTY INSURANCE COMPANY

Coverage Amount - 91,933,688

Site	Bldg	Description	Year Built	Floors	Square Footage	Building CRN	Content CRN
40		<i>WRRF Electric Operated Gate</i>					
		Property in the open					\$5,340
		WRRF Electric Operated Gate (40) Total				\$0	\$5,340
41		<i>Lift Stations</i>					
	1	Lift Station - Hwy T Taft & 33 Baraboo WI 53913		0		\$	\$97,528
	2	Lift Station - Potter St Station Potter St Baraboo WI 53913		0		\$	\$54,138
		Lift Stations (41) Total				\$0	\$151,666
42		<i>Hoppe Park</i>					
		Property in the open					\$57,911
		Hoppe Park (42) Total				\$0	\$57,911
43		<i>Kiwanis Park</i>					
		Property in the open					\$35,000
		Kiwanis Park (43) Total				\$0	\$35,000
44		<i>Maxwell-Potter Park</i>					
		Property in the open					\$614,011
		Maxwell-Potter Park (44) Total				\$0	\$614,011
45		<i>City View Park</i>					
		Property in the open					\$42,060
		City View Park (45) Total				\$0	\$42,060
46		<i>Liston Dog Park</i>					
		Property in the open					\$14,050
		Liston Dog Park (46) Total				\$0	\$14,050
47		<i>Pocket Park</i>					
		Property in the open					\$35,308
		Pocket Park (47) Total				\$0	\$35,308
48		<i>Hackett Hollow</i>					
		Property in the open					\$1,200
		Hackett Hollow (48) Total				\$0	\$1,200
49		<i>Myron Park</i>					
		Property in the open					\$28,000
		Myron Park (49) Total				\$0	\$28,000

STATEMENT OF VALUES

MUNICIPAL PROPERTY INSURANCE COMPANY

Coverage Amount - 91,933,688

Site	Bldg	Description	Year Built	Floors	Square Footage	Building CRN	Content CRN
50		<i>Street Lighting</i>					
		Property in the open					\$1,158,485
		Street Lighting (50) Total				\$0	\$1,158,485
51		<i>Park Benches & Misc. PITO</i>					
		Property in the open					\$102,792
		Park Benches & Misc. PITO (51) Total				\$0	\$102,792
52		<i>Fire Pak</i>					
	1	Fire Pak (Contents Only)		0		\$	\$160,000
		TBD					
		Baraboo WI 53913					
		Fire Pak (52) Total				\$0	\$160,000
Building Subtotal							\$72,358,758
Contents Subtotal							\$13,116,632
Property in the Open Subtotal							\$6,458,298
Building, Contents and PITO Total							\$91,933,688

PROPERTY IN THE OPEN

MUNICIPAL PROPERTY INSURANCE COMPANY

Site	Description	Quantity	New Cost of Replacement
2	City Services Center		
	Flag Pole		\$3,500
	City Services Center (2) TOTAL		\$3,500
4	PS/ADMIN BUILDING		
	Sign- City Hall		\$10,325
	PS/ADMIN BUILDING (4) TOTAL		\$10,325
8	Langer Park		
	Play Structure, Modular		\$14,269
	Outdoor Lighting		\$63,988
	Basketball Courts		\$9,500
	Langer Park (8) TOTAL		\$87,757
9	Ochsner Zoo		
	Shelter, Band Stand 18x26		\$11,627
	Animal Display, Prairie Dog		\$15,048
	Fence, Electric Chain Link, Wolf Pen		\$7,531
	Animal Display, Wolf		\$26,000
	Light Poles (5)		\$8,000
	Outdoor Lighting		\$5,857
	Fence, Chainlink		\$28,881
	Fence, wood		\$5,642
	Otter Display		\$1,300
	Tiger Statue		\$4,000
	Deer Enclosure		\$47,000
	Shelter, Open 20x40		\$17,203
	Fence- West Perimeter		\$8,744
	Gate, Slide-Perimeter Zoo 1 of 2		\$4,748
	Gate, Slide-Perimeter Zoo 2 of 2		\$4,748
	Sign - Zoo Entrance		\$1,525
	Beaver Enclosure		\$22,000
	Emu Enclosure		\$5,000
	Animal Shelter, Stone 10x12 Donkey		\$15,000
	Playstructure, Modular		\$19,002
	Playstructure, Swingset		\$9,513
	Playstructure w/ Sand digger		\$32,255
	Animal Display, Bear Wading Pool		\$150,000
	Animal Display, Bird		\$5,000
	Animal Display, Beaver, Llama, Goat, Pig		\$3,500
	Ochsner Zoo (9) TOTAL		\$459,124
12	Mary Rountree Location		
	Scoreboard		\$23,840
	Backstop		\$8,693
	Dugouts (2)		\$9,821
	Fence, Chainlink		\$45,110
	Outdoor Lighting		\$178,385

PROPERTY IN THE OPEN

MUNICIPAL PROPERTY INSURANCE COMPANY

Site	Description	Quantity	New Cost of Replacement
	Backstop, Green Vinyl Fence & Netting		\$11,070
	Batting Cages (2)		\$15,000
	Warning Track, MRE		\$8,330
	Bleachers. MRE		\$11,833
	Mary Rountree Location (12) TOTAL		\$312,082
13	Pierce Park		
	Shelter, Open 1012 Sq Ft		\$19,885
	Dugouts (4), Pierce Field 1&2		\$15,943
	Dugouts (4), Pierce Field 3&4		\$12,250
	Baseball Field, Pierce #5, Fencing, dugouts		\$50,000
	Scoreboard, Pierce Park #5		\$17,500
	Scorebooth/ Storage Building, Pierce #5, 12'x24'		\$25,000
	Sheler, Open, Field 4		\$9,000
	Play Structure		\$19,101
	Scoreboards (3, LED Baseball - Control Console		\$18,690
	Scoreboard, Pierce Park #4 w wireless controller		\$10,584
	Batting Cages (2)		\$4,335
	Flagpole/ Lighting		\$6,205
	Outdoor Lighting		\$179,629
	Fence, Chainlink		\$46,390
	Pierce Park (13) TOTAL		\$434,512
14	Civic Center		
	War Memorial		\$25,827
	Mural, Downtown on Centurlink Building		\$25,000
	Mural, Fabric of Our Community		\$36,000
	Civic Center (14) TOTAL		\$86,827
15	Statz Park		
	Playground Structure, 3 decks, wave slide		\$10,147
	Fence, Chainlink - 217 1st Ave		\$18,000
	Shelter		\$24,400
	Statz Park (15) TOTAL		\$52,547
23	Steinhorst Park		
	Playstructure, Steinhorst w/ swings, spring riders, climber		\$15,869
	Backstop & Irrigation		\$5,956
	Steinhorst Park (23) TOTAL		\$21,825
28	Airport		
	Fuel Storage Tank, Underground, 146013		\$31,270
	Runway Lights, White and End Lights		\$37,998
	Antenna, Transmission 6' High		\$694
	Tower, Weather Monitor, AWOS Unit		\$10,000
	Antenna, by Beacon 13' High		\$2,800
	Beacon 50' High		\$5,734
	Communication Dish 4' W x 6' H		\$4,009

PROPERTY IN THE OPEN

MUNICIPAL PROPERTY INSURANCE COMPANY

Site	Description	Quantity	New Cost of Replacement
	Skycom Radio Unicorn TX w/ case		\$1,195
	Lights, Rell - Both Ends of Runway		\$20,000
	Weather Monitor, AWOS Unit w/ 35' Tower Vaisala- DOT		\$79,248
	Fence, Airport Perimeter w/ Gates		\$341,000
	Fuel Storage Tank, Underground, 146014		\$31,270
	Windsock		\$3,000
	Signs, Runway Directional		\$12,000
	Monument Sign - Airport, includes pole and pole cover		\$11,563
	Electric Transformer- Extend to New Hangars		\$4,100
	Fuel Storage Tank, Underground, 146015		\$31,270
	Light Pole 30', 1 Lamp		\$4,216
	Light Pole 30', 2 lamps		\$5,895
	Pump, Ground Dispenser		\$13,401
	Pump, Ground Dispenser Semlar Fueler		\$3,722
	Runway Lights, Papi Runway		\$24,819
	Runway Lights, Taxiway Blue		\$42,686
	Airport (28) TOTAL		\$721,890
32	Traffic Signals		
	Traffic Signal, 8th & Broadway		\$47,368
	Traffic Signal, 8th & Draper		\$47,368
	Traffic Signal, 8th & East		\$47,368
	Traffic Signal, 2nd & Broadway		\$39,475
	Traffic Signal, 4th & Broadway		\$39,475
	Traffic Signal, Water & Broadway		\$48,763
	Traffic Signal, Commerce & W		\$90,992
	Traffic Signals (32) TOTAL		\$360,809
33	Weber Park		
	Play Structure		\$14,361
	Playground, Weber, Spinner, Bouncer, Tangerine		\$3,835
	Gazebo, 256 sq ft		\$10,130
	Outdoor Lighting, 2 poles		\$23,207
	Fence Chainlink		\$4,473
	Weber Park (33) TOTAL		\$56,006
34	Campbell Park		
	Play structure, modular		\$12,025
	Outdoor Lighting		\$15,235
	Fence, Chainlink		\$16,549
	Flag Pole		\$1,985
	Tennis Courts, Youth Camberl Kuenzi w/ Fence		\$26,281
	Lights, Tennis Court		\$3,368
	Pool Slide		\$16,263
	Expression Swing, Blue		\$2,239
	Skatepark, South Blvd.		\$99,280
	Splash Pool		\$140,280
	Pool ADA Lifts Portable Aquatic Lift w/ Armrest		\$11,418
	Diving Boards and Stand		\$2,600

PROPERTY IN THE OPEN

MUNICIPAL PROPERTY INSURANCE COMPANY

Site	Description	Quantity	New Cost of Replacement
	Swimming Pool		\$998,435
	Tennis Courts, Campbell		\$79,461
	Campbell Park (34) TOTAL		\$1,425,419
35	<i>Altridge Park</i>		
	Playbooster		\$20,860
	Basketball Courts		\$9,538
	Outdoor Lighting		\$39,937
	Shed		\$5,149
	Bridge		\$100,000
	Benches, 2		\$4,275
	Altridge Park (35) TOTAL		\$179,759
36	<i>Ritzenthaler Park</i>		
	Playstructure		\$16,134
	Playground Gym		\$7,162
	Basketball Courts		\$7,006
	Gazebo		\$5,685
	Drinking Fountain		\$4,559
	Ritzenthaler Park (36) TOTAL		\$40,546
37	<i>Deppe Pond</i>		
	Gazebo		\$9,628
	Aerator		\$5,418
	Fishing Pier		\$2,167
	Deppe Pond (37) TOTAL		\$17,213
38	<i>Tuscania Memorial with Solar Lighting</i>		
	Tuscania Memorial with Solar Lighting		\$94,000
	Tuscania Memorial with Solar Lighting (38) TOTAL		\$94,000
40	<i>WRRF Electric Operated Gate</i>		
	WRRF Electric Operated Gate		\$5,340
	WRRF Electric Operated Gate (40) TOTAL		\$5,340
42	<i>Hoppe Park</i>		
	Playstructure, modular		\$11,309
	Playstructure, climber		\$2,818
	Playstructure - BAHO02		\$8,344
	Playstructure w/ Kid Force Spinner		\$10,040
	Playstructure w/ Slidewinder Slide		\$3,125
	Basketball/ V-Ball Court		\$3,724
	Gazebo		\$10,130
	Basketball Court - Hoppe Felts		\$8,421
	Hoppe Park (42) TOTAL		\$57,911
43	<i>Kiwanis Park</i>		

PROPERTY IN THE OPEN

MUNICIPAL PROPERTY INSURANCE COMPANY

Site	Description	Quantity	New Cost of Replacement
	Gazebo, Octagon		\$25,000
	Sculpture - "Captain Henry Avery" Riverwalk		\$10,000
	Kiwanis Park (43) TOTAL		\$35,000
44	<i>Maxwell-Potter Park</i>		
	Block Party Swings		\$15,545
	Park Sign		\$1,200
	Arboretum - 9 Panels		\$9,485
	Park Sign		\$1,000
	Bridge, Riverwalk		\$586,781
	Maxwell-Potter Park (44) TOTAL		\$614,011
45	<i>City View Park</i>		
	Shelter		\$12,750
	Playstructure		\$19,585
	Playgorund, Swingset		\$2,771
	Drinking Fountain		\$6,954
	City View Park (45) TOTAL		\$42,060
46	<i>Liston Dog Park</i>		
	Fence, Chain Link - 3 walk gates		\$13,500
	Park Sign - Liston Dog Park		\$550
	Liston Dog Park (46) TOTAL		\$14,050
47	<i>Pocket Park</i>		
	Playground Amentities, Rock-N-Ride, Drum Table		\$30,408
	Mondala Treet Mural		\$4,900
	Pocket Park (47) TOTAL		\$35,308
48	<i>Hackett Hollow</i>		
	Park Sign		\$1,200
	Hackett Hollow (48) TOTAL		\$1,200
49	<i>Myron Park</i>		
	Elepahnt Sculpture - Ruby		\$5,000
	Elepahnt Sculpture - Lucy		\$12,000
	Park Sign		\$1,000
	Elephant Sculpture- Twins		\$10,000
	Myron Park (49) TOTAL		\$28,000
50	<i>Street Lighting</i>		
	Warning Siren, Canepa @ Ellis Ave		\$14,000
	Historic Streetlighting, Lynn St, 10 poles		\$25,000
	Streetlighting, South Blvd. , 59 poles		\$283,200
	Streetlighting, Hwy 12 River Bridge and Roadway, 51 poles		\$224,200
	Pedestrian Crissing Sign/ Lights @ Wood & 8th		\$6,180
	Pedestrian Crissing Sign/ Lights @ Jefferson & 8th		\$6,349

PROPERTY IN THE OPEN MUNICIPAL PROPERTY INSURANCE COMPANY

Site	Description	Quantity	New Cost of Replacement
	Pedestrian Crissing Sign/ Lights @ Draper & N. Winnebago		\$7,198
	Warning Siren, Canepa @ 1300 Lange Ct		\$14,000
	Warning Siren, Canepa @ Madison Ave and Mary H		\$19,179
	Warning Siren, Canepa @ Washington and 11th ST		\$19,179
	Warning Signal, Canepa @ 135 4th St, Fire Dept.		\$15,000
	Historic Streetlighting, Downtown		\$376,000
	Historic Streetlighting, Ash & Water Water-Ash to Broadway		\$62,500
	Historic Streetlighting, Ash 6 West Side , 8 East Side		\$49,000
	Historic Streetlighting, 5th Ave, 15 poles		\$37,500
	Street Lighting (50) TOTAL		\$1,158,485
51	<i>Park Benches & Misc. PITO</i>		
	Park Benches, Wood (49), Campbell, Rountree		\$5,591
	Picnic Tables(125)		\$35,501
	Aluminum Bleachers (8)		\$17,600
	Park Benches, Permanent		\$33,600
	Riverwalk(25),MHF(1),Osch(1),My(1), @ \$1200 each		
	Park Benches, Permanent (10) - Various Parks @\$750 each		\$7,500
	Park Benches, Permanent (12) - Riverwalk(10), Campbell(2) @ \$250 each		\$3,000
	Park Benches & Misc. PITO (51) TOTAL		\$102,792
PROPERTY IN THE OPEN TOTAL			\$6,458,298

CONTRACTOR'S EQUIPMENT MUNICIPAL PROPERTY INSURANCE COMPANY

Description	RCN Subject
2005 Holland Tractor, Snow Equipment	\$132,848
1964 Moline Tractor	\$31,515
Landpride Mower, AFM4522	\$26,950
2001 Scotland RV Trailer	\$48,984
Bau UNIII 13HE3 Air Compressor	\$46,150
2019 Case Skidloader	\$65,467
2009 Kubota Tractor w/ loader, L5740HSTC	\$39,044
John Deere Terraincut Mower, 72" Deck	\$27,632
2009 John Deere 4WD Har Cab Mower	\$26,900
1998 Caterpillar Grader	\$319,184
1999 Caterpillar Excavator	\$225,000
2006 John Deere Loader #26, 644J	\$225,000
2006 John Deere Loader #25, 644J	\$225,000
2007 Diesel 110HP Tractor	\$117,004
2006 Snogo Snowblower	\$103,287
2013 John Deere Backhoe	\$89,000
Dozer Crawler	\$83,312
Durapac Compactor Roller	\$52,000
2019 Bobcat Skidsteer	\$46,450
2019 Bobcat Skidsteer	\$46,450
Heavy Duty Lifts	\$39,680
1990 Prentice Tree Loader	\$37,982
2008 Trackless Snowblower 70"	\$32,520
Spauldind 3 Ton Hotbox Patcher	\$29,900
2019 Caterpillar Loader	\$125,470
Kuhn Knight Sludge Truck Spreader	\$76,500
2020 Vermeer Brush Chipper	\$46,000
2011 Bobcat S650 Skidsteer w/ 68" Bucket	\$35,000
1996 Powerguard TJ-TS75II Generator	\$27,732
2011 ELGIN PELICAN STREET SWEEPER	\$169,892
1999 ELGIN PELICAN RELIANT SWEEPER	\$129,287
2009 JOHN DEETRE LEAF COLLECTOR	\$46,000
2011 AMERICAN ROAD LEAF VAC	\$46,000
Camel Jet Vac	\$237,360
2019 Caterpillar Mini Excavator	\$111,870
Wet/Dry Vac	\$35,772
CONTRACTOR'S EQUIPMENT TOTAL	\$3,204,142

MUNICIPAL PROPERTY INSURANCE COMPANY**TABLE OF CONTENTS**

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MUNICIPAL PROPERTY INSURANCE COMPANY

9701 Brader Way, Suite 301, Middleton, WI 53562

Policy Provisions

Read the entire policy carefully to determine rights, duties, and what is and what is not “covered.” Several provisions in this policy restrict coverage.

Throughout this policy, the words “you” and “your” refer to the Named Insured shown on the Declarations page. The words “we”, “us” and “our” refer to Municipal Property Insurance Company. Other words and phrases that appear in quotation marks have special meaning. Refer to Section IX, Definitions, and Section IV. Definition of “Contractors Equipment”.

In consideration of the provisions of this policy, the payment of premium, receipt of a statement of values, “Property in the Open” schedule and/or contractors equipment detail, we insure those named on the Declaration page for the coverages defined in this policy, during the policy term stated on the Declarations Page.

SECTION I – PERILS “COVERED” Coverage: This policy insures against sudden and accidental direct physical loss or damage except as limited or excluded in the following sections.

SECTION II – DEDUCTIBLE

The amount shown as deductible on the Declarations page shall be deducted from the claim for each “occurrence”.

If more than one coverage under this policy applies to the same “occurrence”, then the deductible will be calculated as follows: we will determine which coverage accounts for the largest proportion of the loss, and only the deductible associated with the largest portion of the loss will apply, unless otherwise stated.

SECTION III – AMOUNT OF COVERAGE

With regard to “buildings”, personal property regardless of its location, and “Property in the Open”:

The amount of coverage shall be limited as stated in Sections IV, V and VII.

Unless limited by other provisions of this policy or by endorsement, “buildings”, personal property, and “Property in the Open”, are subject to an “occurrence” limit of 125% of the Total Insured Value shown on the Statement of Values.

SECTION IV – “COVERED” PROPERTY; LIMIT OF COVERAGE

Subject to the terms, conditions, limitations and exclusions in the policy, this policy covers:

- A. “Buildings” and structures listed on the Statement of Values.
- B. Non-Owned Property. “Buildings” and structures listed on the Statement of Values for which you may be contractually liable in the event of damage or destruction and which are in your care, custody or control and being used for a legitimate governmental purpose.
- C. Personal property you own or are legally responsible for insuring.
- D. “Property in the Open”. The amount we will pay for “Property in the Open” is limited to \$10,000 per “occurrence”. However, this \$10,000 limitation per “occurrence” does not apply to items listed separately on the Statement of Values “Property in the Open” detail list.

- E. Leased property improvements and betterments at locations listed on the Statement of Values. In the event improvements or betterments made by you are damaged or destroyed during the term of this policy by an insured peril, our liability will be determined as follows:
1. If you elect to repair or replace a damaged improvement or betterment, actual repair or replacement must be made as soon as reasonably possible after the loss or damage occurs, but not to exceed two (2) years unless the time is extended in writing by us.
 2. If the improvements or betterments are not repaired or replaced, we will pay a fraction of the original cost of the improvement. The fraction will be proportional to the remaining term of the lease as of the date of loss.
- F. The cost of removing debris when "covered" property is destroyed or damaged by an insured peril. However, unless otherwise provided for in this policy, debris removal does not apply to costs:
1. To extract "pollutants" or "contaminants" from land or water; or
 2. To remove, restore or replace land or water containing or affected by "pollutants" or "contaminants"; or
 3. For asbestos cleanup, removal or abatement.
- G. The cost to repair or replace foundations of "buildings", structures, machinery or boilers, provided that those foundations are beneath the basement level or underground.
- The most we will pay for any "occurrence" under this section is \$100,000.
- H. The cost of excavation, grading or filling related to an "occurrence", the most we will pay under this coverage is \$50,000.
- I. Lawns, trees, shrubs, and plants if within 100 feet of an insured "building". The amount we will pay is limited to \$500 for any one tree, shrub, or plant and \$1,000 for lawn damage up to a maximum of \$5,000 per "occurrence"
- J. "Contractors Equipment", as defined in Section X., that you own or are legally responsible for insuring up to a limit of \$25,000 for each item including its attachment(s). Equipment not listed in Section X. is considered personal property and is "covered" the same way as your other personal property. See Section IV.C.

Coverage, in excess of the \$25,000 per item, is provided only if the equipment is scheduled and a premium for the coverage is shown on the Declarations page, unless the equipment is newly acquired during the current policy period, provided your interest is not covered under any other policy of insurance.

- K. "Valuable Records" that are your property or property of others in your care, custody, or control.

We will also pay for:

1. Expenses necessary to research and recreate lost "valuable records"; and
2. Expenses necessary for transcribing or copying lost "valuable records" from available secondary sources.

We will not pay for losses caused by errors, omissions, or negligence in processing or copying.

- L. Employees' Personal Property. We will cover personal property owned by your employees while on your premises if that employee's property is not covered by other insurance. The maximum coverage for property owned by any one employee is \$500. The coverage limit for each "occurrence" is \$10,000.

- M. Personal property owned by someone other than you or your employees, if the personal property is not covered by other insurance, while it is in your care, custody, or control and while it is on the premises described in the Statement of Values. The coverage limit per "occurrence" for all such property is \$10,000.
- N. "Extra Expense". Provided a loss or damage to "covered" property is caused by an insured peril we will pay up to a maximum of \$10,000,000 (unless a higher limit has been established by endorsement) under this "extra expense" coverage subject to the following:

We will pay "Extra Expense" to allow you to continue "operations" at:

1. Your insured premises; or
2. Replacement premises; or
3. Temporary premises you use while your insured premises are being restored.

Costs to relocate, or to equip and operate the premises in N.2 or N.3, are covered.

Adjustment of any loss under this coverage will reflect the salvage value of property that you obtained for use while your property was being restored and that you retain after the resumption of normal "operations".

- O. "Buildings" or structures acquired by you during the policy period at any location, provided your interest is not covered under any other policy of insurance.
- P. Remodeling and repairs to existing buildings listed on the Statement of Values, unless the work involves an increase in square footage or a change in the footprint of the building or foundation.
- Q. Underground fiber optic cable. We will pay for the repair or replacement of underground fiber optic cable within 1,000 feet of your "building" when loss of or damage to the cable is caused by a "covered" peril.
- R. Refrigerated Property. We will pay for loss or damage you sustain from spoilage of refrigerated or perishable property you own or are legally responsible to insure, if the spoilage is due to:
1. Contamination by a refrigerant; or
 2. Temperature change due to:
 - a. Mechanical breakdown or failure of refrigeration systems;
 - b. Burning out of electric motors;
 - c. Blowing of fuses or circuit breakers;
 - d. The breakdown or malfunction of the equipment or apparatus connecting or controlling refrigeration systems, electrical motors, or electrical power; or
 - e. Complete or partial lack of power to operate the refrigeration systems.

- S. Ordinance or Law Coverage.

Provided a loss or damage to "covered" property is caused by an insured peril we will pay up to a maximum of \$5,000,000 (unless a higher limit has been established by endorsement) for the increased cost to repair, rebuild or reconstruct "covered" property caused by enforcement of or compliance with a building, zoning or land use ordinance or law subject to the following:

1. We will also pay for loss or damage to the undamaged portion of a "covered" "building" or structure caused by enforcement of or compliance with any ordinance or law that:

- a. Requires the demolition of parts of the same "building" or structure not damaged by an insured peril;
 - b. Regulates the construction or repair of "buildings" or structures, or establishes zoning or land use requirements at the described premises; and
 - c. Is in force at the time of loss or damage.
2. The following conditions apply to this coverage and must be met before we will make payment:
- a. You must actually repair or replace the "covered" property; and
 - b. You must repair or replace the property as soon as reasonably possible after the loss or damage. Unless we consent to writing, this time period may not exceed two years.
3. If the property is repaired or rebuilt, it must be intended for similar occupancy as the current property, unless otherwise required by zoning or land use ordinance or law.
4. The most we will pay under this coverage is the increased cost of construction at the same site, unless an ordinance or law requires relocation to another site, in which case the most we will pay is the increased cost of construction at the new site.
5. If the property is repaired or replaced on the same or another site, we will not pay more for loss or damage to "covered" property, including loss caused by enforcement of or compliance with an ordinance or law, than the amount you actually spend to repair or rebuild the "building" or structure to the minimum standards required by the ordinance or law. In no event will we pay more than the following:
- a. For a "historical building":
 - 1) The cost of repairing or replacing at the same site a "building" or structure of the same height, square footage and style with a less costly "building" or structure that is functionally equivalent to the damaged "building" or structure; or
 - 2) The cost of repairing or replacing the damaged portion of the "covered" "historical building" with less costly material consistent with its previous architectural style.
 - b. For all other "covered" "buildings" or structures, the cost of repairing or rebuilding at the same site a "building" or structure of the same height, square footage, style and quality as the "covered" property at the time of the loss or damage.
6. If the property is not repaired or replaced, we will not pay more for loss or damage to "covered" property, including loss caused by enforcement of or compliance with an ordinance or law, than the "actual cash value" of the "covered" property at the time of the loss or damage.
7. We will not pay for the cost of compliance with any ordinance or law that requires:
- a. Repairing, remediating, or tearing down property due to "contaminants" or "pollutants" or resulting from the presence or spread of "fungus", wet or dry rot, viruses, bacteria, or other microorganisms; or,
 - b. Testing for, monitoring, or cleaning up "pollutants", "contaminants", wet or dry rot, "fungus", viruses, bacteria, or other microorganisms.

T. Limited Coverage for Unscheduled "Buildings" and "Property in the Open".

For unscheduled "buildings" and "Property in the Open" not on the Statement of Values, coverage will be provided up to \$1,000,000 for a covered loss.

It is a condition of this coverage that the "buildings" and "Property in the Open" be scheduled when discovered. In addition, you must pay any unpaid premium on the unscheduled "building" or "Property in the Open" back to policy inception.

This coverage does not apply when:

1. The insured intentionally left the "buildings and "Property in the Open" unscheduled; or
2. The insured could have discovered with reasonable diligence that the "buildings and "Property in the Open" had unintentionally been left unscheduled.

This provision does not apply to "buildings" or structures acquired by you during the policy period as coverage for these items is provided in Section IV.O.in this policy.

U. Electronic data processing equipment, "electronic data" and "computer programs" consisting of the following:

1. Electronic data processing equipment owned by or leased to you, including its component parts and similar property of others for which you are legally liable;
2. Your "electronic data", "computer programs" and similar property of others for which you are legally liable.
3. Accounts, bills, evidences of debt, valuable papers, records, abstracts, deeds, manuscripts or other documents that were converted to "electronic data".
4. We will also pay for:
 - a. Expenses necessary to research and recreate lost "electronic data";
 - b. Expense for copying lost "electronic data" from available secondary sources.
5. We will not cover:
 - a. "Electronic data" or "computer programs" which cannot be replaced with others of the same kind or quality;
 - b. Losses caused by errors, omissions, or negligence in processing or copying; or,
 - c. Accounts that are your records of accounts receivables.

V. Fire Department Charges.

We will reimburse you up to \$25,000 at each premises for charges of each fire department involved in containing a fire or other "covered" loss to which this insurance applies. No deductible applies to this reimbursement.

W. Asbestos Cleanup, Abatement and Removal.

We will pay up to \$5,000,000 for your expense to clean up, abate, or remove from "covered" property asbestos particles that are discharged, dispersed, or released, subject to the following conditions:

1. The discharge, dispersal, or release must occur as a result of a covered peril.
2. Covered damages before the cost of the asbestos cleanup, removal, or abatement must exceed the policy deductible.
3. The discharge, dispersal, or release must occur accidentally and begin and end within 72 hours.

4. The discharge, dispersal, or release must not be the result of planned building renovation, remodeling or demolition activities.

X. Police Dogs and Horses.

Police dogs and horses are considered to be destroyed if, because of injury, the dog or horse is not able to perform the dog's or horse's normal functions and there is no reasonable prospect that the dog or horse will be able to do so.

1. For police dogs and horses that are destroyed, we will pay for the cost to replace the dog or horse and the cost of any necessary training.
2. We will pay the cost of necessary treatment and care to enable the dog or horse to resume performing the dog's or horse's normal functions. But we will not pay the cost of treatment and care to treat and prevent disease. It is not the intent to provide mortality or sickness coverage for causes outside the scope of duties of the police dog or horse.

The maximum amount we will pay per police dog or horse is the lesser of \$25,000 or the total of the expenses related to the replacement of the dog or horse plus expenses for the care or treatment of the police dog or horse. A deductible of \$1,000 will apply to this coverage on a per "occurrence" basis.

- Y. We will pay the reasonable and necessary expenses we require you to incur for the documentation of an "occurrence". The most we will pay for these expenses is \$50,000.

This coverage does not apply to any expenses incurred by "you" for any insurance adjusters, consultants, attorneys retained by you or any work performed by their subsidiary or affiliate.

- Z. We will pay for reasonable and necessary architectural design and engineering fees associated with an "occurrence". The most we will pay for this coverage is \$100,000.

AA. Limited Coverage For "Fungus", Wet Rot, Dry Rot, Virus, Bacterium And Other Microorganism.

1. The coverage described in Paragraph 2. below only applies when: a) the "fungus", wet or dry rot, virus, bacterium or other microorganism is the result of one or more of the "specified causes of loss", other than fire or lightning; b) the "specified causes of loss" occurs during the policy period; and c) you took all reasonable measures to protect the property from additional damage during and after the "occurrence".
2. We will pay for direct physical loss or damage caused by "fungus", wet or dry rot, virus, bacterium or other microorganism subject to the coverage limits specified in Paragraph 3 of this Limited Coverage. For purposes of this paragraph, the term "loss or damage" includes costs necessarily incurred to:
 - a. Eradicate the "fungus", wet or dry rot, virus, bacterium or other microorganism;
 - b. Access the part of the "building" or other property where the "fungus", wet or dry rot, virus, bacterium or other microorganism is located; and
 - c. Test to ensure that the "fungus", wet or dry rot, virus, bacterium or other microorganism has been successfully eliminated.
3. We will pay no more than \$25,000 for each "covered" loss under Paragraph 2. We will pay no more than \$50,000 for the total of all occurrences of "covered" losses under Paragraph 2. During any annual policy period, regardless of the number of claims made. We will pay no more than \$25,000 for a particular "specified causes of loss" which results in "fungus", wet rot, dry rot, virus, bacterium or other microorganism even if the "fungus", wet rot, dry rot, virus, bacterium or other microorganism remains present through multiple policy periods or reappears in subsequent policy periods.

4. This coverage does not increase the amount we will pay for loss or damage to "covered" property above the limits referenced in **Section III – Amount of Coverage**. We will not pay more than the limits set forth in **Section III – Amount of Coverage** even if loss or damage results from more than one cause, including "fungus", wet rot, dry rot, virus, bacterium or other microorganism.

If there is a "covered" loss or damage not caused by "fungus", wet rot, dry rot, virus, bacterium or other microorganism, payment for that loss will not be limited by this coverage unless "fungus", wet rot, dry rot, virus, bacterium or other microorganism increases the amount of the loss or damage. To the extent that "fungus", wet rot, dry rot, virus, bacterium or other microorganism increases the amount of the loss or damage, payment for that increase is limited by the terms of Paragraph 3.

5. The following additional condition applies to losses "covered" under **Limited Coverage For "Fungus", Wet Rot, Dry Rot, Virus, Bacterium And Other Microorganism** when the policy includes the Business Income Endorsement: The "specified causes of loss" definition will apply to any loss arising from "fungus", wet or dry rot, virus, bacterium or other microorganism that is "covered" under Paragraph B. **Limited Coverage For "Fungus", Wet Rot, Dry Rot, Virus, Bacterium And Other Microorganism** and under the Business Income Endorsement.

BB. "Fine Arts". We will only provide coverage for "Fine Arts" subject to the following:

1. We will not pay more than \$50,000 for any one "Fine Arts" unless you insure those items for specific amounts by purchasing an Agreed Value Fine Arts Endorsement.
2. The most we will pay for each item covered under this additional coverage shall not exceed the lesser of the following amounts:
 - a. \$50,000;
 - b. The cost of replacing the damaged property at the time of loss with property of like kind and quality to be used for the same purpose on the same site; or
 - c. The amount actually spent repairing your damaged property as soon as reasonably possible after the loss or damage, but within a time not to exceed two (2) years from the date of the loss or damage, unless the time is extended in writing by us.
3. **SECTION VII-Basis of Recovery** does not apply to this additional coverage.

CC. "Flood". We will provide coverage for loss due to "flood", subject to the following limitations:

1. This Additional Coverage does not apply to loss at any property located in a designated flood plain, special flood hazard area (SFHA) or 100 year flood plain with a prefix of "A" or "V" – as specified and defined by the National Flood Insurance Program (NFIP).

The most we will pay under this Coverage is \$5,000,000 per policy period.

DD. "Pollutants" or "Contaminants". We will pay no more than \$2,000,000 for reasonable and necessary expenses incurred for removal, disposal or clean-up of actual "pollutants" or "contaminants" from land or water at an insured location and due to "specified causes of loss". The release, emission, leakage or spreading of "pollutants" or "contaminants" must be caused by a loss not otherwise excluded.

The most we will pay in each annual policy period under this coverage is \$2,000,000 for all "specified causes of loss".

All expenses must be reported to us within 180 days after the date of the "specified causes of loss" to be eligible for this coverage. We will not pay for costs of testing for "pollutants" or "contaminants" unless such testing is performed while the "pollutants" or "contaminants" are being removed from the land or water. We

will not pay for costs of monitoring "pollutants" or "contaminants" or determining the extent of pollution or contamination.

EE. Emergency Response Equipment

Emergency response equipment contained within or on an emergency response vehicle that is not affixed or attached is covered as personal property subject to a \$1,000 deductible per occurrence regardless of any other applicable deductible.

FF. "Buildings" and structures, including property contained within a "building" or structure, "vacant" for more than sixty (60) consecutive days before the loss or damage occurs. However, this paragraph only applies to the perils of: vandalism; sprinkler leakage or "water damage", unless you have used reasonable means to protect the sprinkler or plumbing system against freezing; building glass breakage; theft; or attempted theft. For all other perils "covered", loss adjustment shall be on an "actual cash value" basis for the "vacant" building, personal property and "Property in the Open" within 1,000 feet of the "vacant" building.

GG. We will pay not more than \$5,000,000 per policy period for:

1. Earthquake, meaning a shaking or trembling of the earth's crust, caused by underground volcanic or tectonic forces or by breaking or shifting of rock beneath the surface of the ground from natural causes.
2. Volcanic Eruption, meaning the eruption, explosion or effusion of a volcano.
3. Landslide, meaning the rapid downward movement of a mass of rock, earth or artificial fill on a slope.
4. Mine Subsidence, meaning lateral or vertical ground movement caused by a failure initiated at the mine level of man-made underground mines, including but not limited to coal, clay limestone and fluorspar mines.

All Earthquake shocks, Volcanic Eruptions, Landslides or Mine Subsidence ground movements that occur within any 168-hour period will constitute a single Earthquake, Volcanic Eruption, Landslide or Mine Subsidence.

The following additional exclusions apply to this coverage:

1. This insurance for Earthquake, Volcanic Eruption, Landslide and Mine Subsidence does not apply to, or modify any limits or deductibles that apply to:
 - a. The insurance otherwise provided for loss or damage by fire or explosion that results from an Earth Movement, other than Volcanic Eruption, and for loss or damage by fire, building glass breakage or "volcanic action" that results from a Volcanic Eruption; or
 - b. Any other Insurance provided for loss or damage to which Earth Movement exclusion does not apply.
2. The Reinsurer will not pay for loss or damage caused by or resulting from any Earthquake, Volcanic Eruption, Landslide or Mine Subsidence that begins before the inception of this insurance.
3. This insurance does not apply to the cost of restoring or remediating land or to loss resulting from the time required to restore or remediate land.

SECTION V – PROPERTY NOT "COVERED"

The following are not "covered" property unless specifically added or endorsed to this policy:

- A. Land, water, crops, and standing or cut timber, wherever located.
- B. Cost of excavation, grading or filling not related to an "occurrence".
- C. Underground and buried cables, pipes, flues or drains, underground storage tanks and tunnels including those that are part of your storm, water or sewer systems, located more than 1,000 feet, on the horizontal, from a "covered" "building" or structure, except underground and buried pipes, flues or drains that are:

1. Part of the water treatment plant, wastewater treatment plant, lift station or gas reduction station premises; or
 2. Part of a geothermal heating and cooling system.
- D. Those portions of sidewalks, bridges (including roadway/vehicular bridges and railroad bridges), roadways, culverts, paved surfaces, and associated guard rails located more than 100 feet from a "covered" "building" or structure, except for bridges that are:
1. Bridges used exclusively for pedestrian traffic.
- E. Dams, pavements, swimming pools and related equipment, retaining walls, bulkheads, piers, bridges, canals, seawalls, breakwaters, wharves and docks for damage caused by any of the following: flood; earthquake; freezing; thawing; impact of watercraft; the pressure or weight of ice or water, whether driven by wind or not; and, erosion or deterioration, whether gradual or sudden.
- F. Railroads, meaning trackage, beds, ties and railroad bridges.
- G. Aircraft, except for drones, and vehicles licensed for road use.
- H. Animals and livestock, except for police dogs and horses.
- I. "Money" and "securities", including postage stamps and food stamps, deeds, evidence of debt, or accounts receivable.
- J. Overhead or suspended transmission, distribution, or conductor lines of all types.

SECTION VI – LOSSES EXCLUDED

- A. We will not pay for loss or damage caused directly or indirectly by, based upon, or arising out of any of the following:
1. Wear and tear; improper maintenance; extremes of temperatures unless you exercised due diligence with respect to maintaining the proper temperature for the property involved; dampness or dryness of atmosphere; deterioration; rust or corrosion; disease; inherent vice; inherent or latent defect; contamination; smog; smoke, vapor or gases from agricultural or industrial operations; error, omission, or deficiency in design, specifications, workmanship or materials; settling, cracking, shrinkage, bulging or expansion of pavements, sidewalks, foundations, walls, floors, roofs, or ceilings; insects, or birds; "malicious programming"; unless loss by a peril not excluded in this policy results, and then we will be liable for only such resulting loss.
 2. Unexplained or mysterious disappearance of any property or shortage disclosed upon taking inventory.
 3. Dishonest or criminal act committed by you or any "employee(s)" acting alone or in collusion with others whether or not occurring during the hours of employment. However, if a criminal act results in a "specified causes of loss", we will pay for the loss or damage caused by that "specified causes of loss".
 4. Release, emission, leakage or spreading of "pollutants" or "contaminants", subject to the following:
 - a. This exclusion does not apply:
 - 1) If the release, emission, leakage or spreading of "pollutants" or "contaminants" is caused by a "specified causes of loss"; or
 - 2) To chemical damage to glass;

- b. When a release, emission, leakage or spreading of "pollutants" or "contaminants" results in a "specified causes of loss", the loss or damage caused by that "specified causes of loss" is a "covered" loss.
- 5. An "occurrence", condition, or explosion within any steam boiler, steam generator, steam turbine, steam engine, or steam piping that you own, lease, or operate. However, we will pay for loss or damage resulting from:
 - a. Fire;
 - b. Combustion explosion; or
 - c. Explosion of fuels or gases within the furnace of a fired vessel or the adjoining flues or passages.
- 6. Hot water boilers or other water heating equipment caused by or resulting from any condition or event inside such boilers or equipment; except when such condition results from a fire or explosion. However, if a loss by a peril not otherwise excluded in this policy results, we will be liable for only such resulting loss.
- 7. Electrical or mechanical breakdown including rupture or bursting caused by centrifugal force. However, if a loss by a peril not otherwise excluded in this policy results, we will then be liable for only such resulting loss.

EXCEPTION: If mechanical breakdown results in elevator collision, we will pay for the loss or damage caused by that elevator collision.

- 8. Animal or insect nesting, infestation, or waste.
 - 9. Any loss arising out of any act committed:
 - a. By or at the direction of an insured; and
 - b. With the intent to cause a loss.
 - 10. Interruption of utility services related to overhead transmission lines or satellites
- B. Loss or damage based upon or arising out of any of the following causes is excluded, whether such cause is direct or indirect. This exclusion applies even when another cause contributes concurrently or in any sequence to the loss or damage.
- 1. Nuclear reaction, nuclear radiation, or radioactive contamination. However, we will pay for loss or damage due to fire caused by nuclear reaction, nuclear radiation, or radioactive contamination.
 - 2. Wet rot, dry rot, or "fungus". But we will pay for loss or damage caused by:
 - a. "specified causes of loss" that resulted from wet rot, dry rot or "fungus";
 - b. fire; or
 - c. lightning.

For causes of loss other than fire or lightning, coverage is governed by **SECTION IV – "COVERED" PROPERTY; LIMIT OF COVERAGE** Item AA. **Limited Coverage For "Fungus", Wet Rot, Dry Rot, Virus, Bacterium and Other Microorganism.**

3. Virus, Bacterium, or other microorganism, except to the extent that coverage is provided in Item AA. **Limited Coverage For "Fungus", Wet Rot, Dry Rot, Virus, Bacterium And Other Microorganism.**
4. "Flood", including spray from any "flood", whether driven by wind or not, unless otherwise provided under **SECTION IV – "COVERED" PROPERTY; LIMIT OF COVERAGE.**
5. Water below the surface of the ground including water which exerts pressure on or flows, seeps or leaks through sidewalks, driveways, foundations, walls, basements, or other floors, or through doors, windows, or any other openings in such sidewalks, driveways, foundations, walls, or floors; unless loss by fire, sprinkler leakage or explosion (not excluded in this policy) results, then we will pay for only such resulting loss.

EXCEPTION: We will provide coverage for sewer, septic system or sump pump backup that is contained within a "building" or structure.
6. War, warlike action, insurrection, rebellion, and revolution, or action taken by governmental authority in hindering or defending against any of these.
7. Failure by you to take all reasonable measures to prevent further property damage during and after a loss.

SECTION VII – BASIS OF RECOVERY

Replacement of property "covered" by Section IV of this policy shall be based upon "replacement cost" (without deduction for depreciation) of those items to which this policy applies unless otherwise limited by other provisions of this policy, by endorsement or the following:

- A. The most we will pay for loss or damage to "covered property" other than a "historical building" shall not exceed the lesser of the following amounts:
 1. The policy limits of your coverage under this agreement.
 2. The amount incurred to repair or replace the damaged property at the time of loss with property of like kind and quality to be used for the same purpose on the same site.
 3. The amount incurred to repair or replace the damaged property as soon as reasonably possible after the loss or damage, but within a time not to exceed two (2) years unless the time is extended in writing by us.
 4. The "actual cash value" of the property at the time of loss or damage unless it is repaired or replaced subject to the following.
 - a. If you do not provide us with written notice of your intent to repair or replace the damaged "covered" property within 180 days of the date of loss, then you will receive "actual cash value".
 - b. If you receive a settlement on an "actual cash value" basis, you may make a written request within 180 days of the date of loss to repair or replace the damaged "covered" property; or
 - c. If there were plans for disposal or demolition of the property prior to the loss or damage, you will receive the "actual cash value" of the property at the time of loss or damage.
- B. With respect to a "historical building", our liability for "covered" loss or damage shall not exceed the lesser of the following amounts:
 1. The policy limits of your coverage under this agreement.
 2. If the "historical building" is a total loss:

- a. The cost of repairing or replacing at the same site a "building" or structure of the same height, square footage and style with a less costly "building" or structure that is functionally equivalent to the damaged "building" or structure; or
 - b. If an ordinance or law requires relocation to a different site, the cost of repairing or replacing at the new site a "building" or structure of the same height, square footage and style with a less costly "building" or structure that is functionally equivalent to the damaged "building" or structure.
3. The cost of repairing or replacing the damaged portion of the "covered" "historical building" with less costly material consistent with its previous architectural style. We will not pay for expenses incurred more than two (2) years after the loss unless the time is extended in writing by us.
4. The "actual cash value" of the property at the time of the loss or damage unless it is repaired or replaced subject to the following:
- a. If you do not provide us with written notice of your intent to repair or replace the damaged "covered" property within 180 days of the date of loss, then you will receive "actual cash value."
 - b. If "you" receive a settlement on an "actual cash value" basis, you may make a written request within 180 days of the date of loss to repair or replace the damaged "covered" property; or.
 - c. If there were plans for disposal or demolition of the property prior to the loss or damage, you will receive the "actual cash value" of the property at the time of loss or damage.
- C. The most we will pay for diminution of value to property caused by "cosmetic damage" from a "covered" peril, shall not be more than 5% of the "actual cash value" of the damage, subject to the following:
- 1. No payment shall be made under this provision if any other payment is made for any other damage associated with the insured property.
 - 2. Payments made under this provision shall only be paid one time per insured building, regardless of the number of occurrences during the policy period.
 - 3. Any payment for damages under this provision, in any prior policy period, precludes all future payments under this provision.

SECTION VIII – CONDITIONS

This policy is subject to the following conditions:

- A. **Other Insurance.** If there is other insurance covering loss to the property from any peril(s) insured against under this policy, we will not be liable under this policy until such other insurance has been exhausted. We shall not be liable for payment of deductibles under other policies.
- B. **Cancellation and Nonrenewal.** You may cancel this policy at any time by giving us written notice or returning the policy to us and stating at what future date coverage is to stop.

We may cancel or not renew this policy by written notice to you at the address shown on the declarations. If the notice is mailed, it will be by first class mail. Proof of delivery of mailing is sufficient proof of notice.

If this policy is in effect for less than 60 days, we may cancel you for any reason.

If this policy has been in effect 60 days or more or if it is a renewal of a policy issued by us, we may cancel or not renew only at the anniversary date unless:

- 1. The premium has not been paid when due;

2. We discover material misrepresentation made by you or with your knowledge in obtaining the policy, continuing the policy, or presenting a claim under the policy,
3. There has been a substantial change in risk assumed that we could not have reasonably foreseen or contemplated in writing the policy; or
4. There have been substantial breaches of contractual duties, conditions or warranties.

If we cancel this policy, we will give you notice at least ten days before cancellation is effective.

If we cancel or non-renew this policy at the anniversary date, we will give you at least 60 days advance notice.

Your return premium, if any, will be calculated on a pro rata basis and refunded at the time of cancellation or as soon as practical. Payment or tender of the unearned premium is not a condition of cancellation.

- C. **Renewal.** If we decide to renew or amend this policy at the anniversary date with terms less favorable to you or at a higher premium, we will give you notice of the altered terms at least 60 days prior to the renewal or anniversary date. Our notice will be delivered or mailed by first class mail.

A notice is not needed if it involves a premium increase and the premium increase:

1. Is less than 25% and is generally applicable to the class of business to which this policy belongs; or
2. Results from a change based on your action that alters the nature or extent of the risk insured against, including but not limited to a change in classification or the units of exposure, or increased policy coverage.

- D. **Change in Use or Occupancy.** If your use or occupancy of any "building" or structure "covered" by this policy changes, you must notify "us" of such change in use or occupancy at renewal.

- E. **Appraisal.** In the event that you and we disagree as to the value or the amount of loss, then, on the written demand of either, each shall select a competent and disinterested appraiser and notify the other of the appraiser within twenty days of such demand. These two appraisers will then select a competent and disinterested umpire; and failing for fifteen days to agree upon such umpire, then, on request of you or we, such umpire shall be selected by a judge of a court of record in the state in which the property covered is located.

The appraisers will appraise the loss, stating separately the value and damage. Failing to agree, they will submit their differences to the umpire. A decision agreed to, in writing and filed with us, by any two will be binding. Each party will:

1. Pay its chosen appraiser; and
2. Bear the other expenses of appraisal and umpire equally.

If there is an appraisal, we still retain our right to deny the claim.

- F. **Options.** In the event of a loss or damage to "covered" property we will, at our option, decide whether to:

1. Pay based on the cost to repair or replace the damaged "covered" property; and/or
2. Retain salvage rights to the damaged "covered" property.

- G. **Abandonment.** There may be no abandonment of any property to us.

- H. **When Losses Will Be Paid.** We will pay for covered loss or damage within 30 days after we receive the Sworn Statement in Proof of Loss, provided you have complied with all of the terms of this policy, and (1) we have reached agreement with you on the amount of loss; or (2) a valid Appraisal Award has been rendered.
- I. **Loss Payable.** Loss will be adjusted with and payable to you except with regard to loss of property in which others have an insurable interest identified in this policy as owner(s), mortgagee(s), or loss payee(s), at which time the loss will be adjusted with you and payable to you and such other owner(s), mortgagee(s), or loss payee(s) as designated.
- J. **Subrogation.** Upon payment to you by us, we acquire all rights of recovery you have or may have against any party, to the extent of such payment. We will not be entitled to recover until you have been made whole. Any waiver of subrogation made by you on or after the effective date of this policy to insure your property through us is not binding on us and will not affect our rights of recovery against any party to the extent of any payment by us to you.
- K. **Liberalization.** Any change we make to this coverage form during the policy period, or the 45 days preceding it, that expands the coverage provided by this policy and that does not require the payment of additional premiums will be included in the policy.
- L. **Suit Against Us.** No suit to recover any loss may be brought against us unless:

1. The terms of the property coverage have been fully complied with; and
2. The suit is commenced within one year after the loss.

If any applicable law makes this limitation invalid, then suit must begin with the shortest period permitted by the law.

- M. **Assignment.** Assignment of this policy will not be valid except with the written consent by us.

N. **Premium Adjustment:**

Only endorsements adding or deleting a coverage component, during the policy period, resulting in a net premium adjustment will be charged or credited to the insured. These premium adjustments will be charged or credited on a pro-rata basis from the effective date of the endorsement.

O. **No Benefit To Bailee:**

No one, other than the policyholder, who has custody of the "covered" property is entitled to the benefits of this policy.

- P. **Inspections and Surveys.** You grant us the right to have rating, advisory, rate services or similar organizations make insurance inspections and surveys and create reports or recommendations on our behalf. The decision to make any inspections and surveys or to issue reports or recommendations is at our sole discretion. The activities of these organizations are for our benefit in establishing premiums but may incidentally indicate possible improvements to your business activities.

These inspections and surveys are not intended to benefit you, your employees, or the public and should not be relied upon in lieu of conducting your own health and safety inspections. Neither we nor any organization performing an inspection or survey on our behalf warrants that conditions on your premises are safe or healthful or that they comply with applicable laws, regulations, or safety standards.

Q. **Duties In The Event Of Loss or Damage**

You must see that the following are done in the event of loss or damage to "covered" property:

1. Notify the police if a law may have been broken.
2. Give us prompt notice of the loss or damage including a description of the property involved.
3. As soon as possible, give us a description of how, when and where the loss or damage occurred.
4. Take all reasonable steps to protect the "covered" property from further damage, and keep a record of your expenses necessary to protect the "covered" property, for consideration in the settlement of the claim. This will not increase the Limit of Insurance. However, we will not pay for any subsequent loss or damage resulting from a cause of loss that is not a "covered" peril. Also, if feasible, set the damaged property aside and in the best possible order for examination.
5. At our request, give us complete inventories of the damaged and undamaged property. Include quantities, costs, values and amount of loss claimed.
6. As often as may be reasonably required, permit us to inspect the property proving the loss or damage and examine your books and records. Also permit us to take samples of damaged and undamaged property for inspection, testing and analysis, and permit us to make copies from your books and records.
7. Send us a signed, sworn proof of loss containing the information we request to investigate the claim. You must do this within 60 days after our request. We will supply you with the necessary forms.
8. Cooperate with us in the investigation or settlement of the claim.
9. We may examine any insured under oath, while not in the presence of any other insured and at such times as may be reasonably required, about any matter relating to this insurance or the claim, including an insured's books and records. In the event of an examination, an insured's answers must be signed.

SECTION IX – DEFINITIONS

- A. "Actual cash value" means the cost (new) to replace the structure with one of like kind and quality less physical depreciation and obsolescence as determined by Wisconsin's Broad Evidence Rule.
- B. "Builders risk property" means:
 1. "Buildings", structures or "Property in the Open" in the course of construction;
 2. "Building materials";
 3. Foundation of a "building", structure or "Property in the Open" in the course of construction;
 4. Addition to an existing "building", structure or "Property in the Open";
 5. Temporary structures built or assembled on the premises", including cribbing, scaffolding, signs, fences, and construction forms used in the course of construction or alterations or repairs of the "builders risk property"; and
 6. Underground and buried pipes, flues or drains but not including those that are part of your storm, water or sewer systems.
- C. "Building" or "buildings" means:
 1. Any structure that exhibits two or more of the following characteristics;

- a. Structural walls and roof covering
 - b. Some form of permanent foundation (post, block, slab or sub-grade)
 - c. Permanent utility services (electrical service, heating ventilation or air conditioning or plumbing)
2. Completed additions;
 3. Permanently installed fixtures, machinery and equipment;
 4. Communication towers 100 feet or greater in height;
 5. Electrical substations, including control structures, transformers, distribution equipment and related structures located within the substation area;
 6. Lift stations, wells or pumping locations;
 7. Permanent water storage tanks and towers;
 8. Wastewater lagoons, including: plastic, synthetic, clay or other lagoon liners, lagoon riprap and soil/subsoil embankments;
 9. Gas reduction or odorizing stations; or
 10. Underground and buried pipes, flues or drains that are part of a geothermal heating or cooling system, or part of the water treatment plant, wastewater treatment plant, lift station or gas reduction station, but not including those that are part of your storm, water or sewer systems.
- D. "Building materials" means unattached materials and supplies, fixtures and machinery, and equipment used to service the "buildings", structures or "Property in the Open" that are intended for use in the construction or occupancy of the "buildings", structures or "Property in the Open". "Building materials" also includes "building materials" in the custody of the contractor or subcontractor intended for use in the construction or occupancy of the "building", structure or "Property in the Open" if not covered by other insurance.
- E. "Computer program(s)" means a sequence of instructions that performs a specific task when executed by a computer or device connected to it.
- F. "Contaminants" means mixture or contact with an impure or a foreign substance which, when introduced to the property, injures the property's usefulness.
- G. "Cosmetic Damage" means the disfiguring, blemishing, tarnishing, denting or other outward damage that changes the appearance of insured property, but does not impair its ability to function as intended.
- H. "Covered" means insured by us under this policy.
- I. "Electronic data" means facts, information, documents, records or "computer programs" stored on, used on, or transmitted to or from electronic devices, equipment or media.
- J. "Employee(s)" means any partner, member, officer, manager, employee (including leased employees), director, trustee, or official.
- K. "Extra Expense" means the excess (if any) of the total cost incurred during a reasonable time period while the property is being restored, chargeable to your "operations", over and above the total cost that would normally have been incurred to conduct your "operations" during the same period had no damage or destruction occurred.

- L. "Fine Arts" means works of art, museum collections, limited production collectibles, historical value items, antiques or rare articles, including etchings, pictures, photographs (negatives and positives), lithographs, gallery proofs, original records, statues, sculptures, and similar property.
- M. "Flood" means a general and temporary condition of partial or complete inundation of 2 or more acres of normally dry land area or of 2 or more properties (at least 1 of which is the policyholder's property) from:
 - 1. Overflow of inland or tidal waters; or
 - 2. Unusual and rapid accumulation or runoff of surface waters from any source; or
 - 3. Mudflow; or
 - 4. Collapse or subsidence of land along the shore of a lake or similar body of water as a result of erosion or undermining caused by waves or currents of water exceeding anticipated cyclical levels that result in a flood as defined above.
- N. "Fungus" means mold, mildew, or any other type of fungus, including mycotoxins, spores, odors or byproducts arising out of the current or past presence of a fungus.
- O. "Historical building" means any "building" or structure listed by the Wisconsin State Historical Society on the Wisconsin State and National register of historic places.
- P. "Malicious programming" means an illegal or unauthorized entry into an "electronic data" or computer system. that results in the distortion, corruption, manipulation, copying, deletion, destruction, slowing down, restriction of access or withholding of that "electronic data" or computer system.
- Q. "Money" means currency (electronic and government issued), coins, bank notes, bullion, travelers checks, registered checks and money orders (including those held for sale to the public).
- R. "Occurrence" means an accident, including continuous or repeated exposure to substantially the same general harmful conditions within a 72-hour period, which results in property damage during the policy period.
- S. "Operations" means the performance of your functions and duties at the insured premises.
- T. "Property in the Open" means mobile or permanently affixed personal property designed to be left exposed to the elements and outside of a covered building.
- U. "Pollutants" means largely undesirable substances, irritants, "contaminants", chemicals or waste products that interfere with human comfort or health or that adversely affect the air, soil, water or other natural resources.
- V. "Replacement Cost" means the cost to repair or replace (new) the property with like kind and quality.
- W. "Securities" means all negotiable and non-negotiable instruments or contracts representing either "money" or other property and includes revenue stamps, food stamps, and other stamps in current use; tokens and tickets.
- X. "Sinkhole collapse" means the abrupt settlement, systematic weakening or collapse of the land supporting a covered "building" that results from simultaneous movement of soil, sediment or rock into subterranean voids created by the effect of water on a limestone or similar rock formation. "Sinkhole collapse" does not include collapse of the land into manmade underground cavities or ordinary settling or cracking of the covered "building" or its foundation.
- Y. "Specified causes of loss" means the following: aircraft; civil commotion; explosion; fire; hail; leakage from fire extinguishing equipment; lightning; riot; "sinkhole collapse"; smoke; vandalism; vehicles; volcanic action;

“water damage”; weight of snow, ice or sleet; windstorm. It also means falling objects, not including loss or damage to “Property in the Open” or to the interior of a “building” or its contents if the exterior of the “building” remains undamaged by the falling objects.

Z. “Vacant” means:

1. If you are a tenant, a unit or suite leased to you that does not house sufficient personal property to allow you to conduct your normal business “operations”.
2. If you are an owner or general lessee of a “building”, less than 31 % of the total square footage of your “building” is used by an owner, a lessee, or a sub-lessee to conduct its normal business “operations”.

“Buildings”, units, suites or structures under construction or renovation are not considered “vacant”.

A suspension of “operations” or period of inactivity during part of each year which is usual and incidental to the described occupancy of the “building”, unit, suite or structure shall not be deemed “vacant”.

Change of occupancy shall be recognized by us only if formal action changing the occupancy of the “building”, unit, suite or structure was taken by your governing board prior to the loss.

AA. “Valuable Records” means inscribed, printed, or written documents; manuscripts or records, including abstracts, books, deeds, drawings, films, maps, and mortgages. “Valuable Records” does not mean your accounts receivables, “money” or “securities”.

BB. “Water damage” means the accidental escape of water or steam from a plumbing system, HVAC system, or appliance on your insured premises as a direct result of the breakdown or failure of that system or appliance. “Water damage” does not include accidental discharge or overflow of water from a sump system.

This policy is made and accepted subject to the foregoing provisions together with such other provisions and agreements as may be added by endorsement.

SECTION X. DEFINITION OF "CONTRACTORS EQUIPMENT"

The following items are "Contractors Equipment" and must be scheduled to have coverage in excess of the \$25,000 provided in **Section IV.J**:

Airport Equipment	Farm Equipment	Portable Equipment
Aircraft Servicing Equipment	Balers	Compactors Compressors
Fire Fighting Equipment	Combines	Excavators Generators
Snow Removal Equipment	Cultivators	Pumps Scales
Asphalt/Concrete Plants	Harvesters	Stages Tanks
All-Terrain Vehicles	Haybines	Turbines Water Blaster
Augerminer	Planters	Pulvi-Mixers
Back Hoes	Spreaders	Railroad Equipment
Boats/Motors	Forklifts	Railroad Cars
Booster Heaters	Golf Carts	Railroad Engines
Boring Machines	Grinders	Track Service Vehicles
Brush Burners	Hauling Equipment (off Highway)	Road Equipment
Cement Mixers	End Dumps	Flushers Graders
Chippers	Hoisting Machines	Oilers Scrapers
Choppers	Honey Wagons	Rollers Sweepers
Compaction Equipment Pneumatic	Hydraulic Breaker	Spreaders Shoulder Machines
Rollers	Lake Treatment Equipment	Robots
Steel Wheel Rollers	Barges	Rock Pickers
Tamping Compactors	Lake Sprayers	Road Wideners
Vibratory Compactors	Weed Harvesting Equipment	Sand Blasters
Concrete Saws	Leaf Suckers	Seeders
Conveyors	Lifts	Sewer Jetters
Core Drill	Loaders	Sewer Rodders
Cranes	Mowers	Shovels
Crack Melter	Mulchers	Sludge Trucks
Crushing & Aggregate	Painting Machines	Sludge Injectors
Discs	Paving Equipment	Snow Grooming Equipment
Ditchers	Base Plants Finishers	Snow Blowers
Draglines	Distributors Mixers	Snowmobiles
Drones	Profilers Plants	Sprayers
Earth Moving Equipment	Rippers Screeners	Street Sweepers
Crawler Loaders	Spreaders Surge Bins	Stump Cutters
Loader - Backhoes	Scarifiers Asphalt Heaters	Stump Pullers
Motor Graders	Tar Kettles Tumblers	Surge Bins
Motor Scrapers	Transit Mixers	Tractors (including riding lawnmowers)
Rubber-Tired Loaders	Personal Watercraft	Trailers
Wheel Tractors	Pile Driving Equipment	Tree Movers/Planters
End Loader Type	Pipeline Equipment	Valve Operator
Equipment Derricks	Plow Blades	*Vehicles
Equipment Excavating	Plow Wings	Water Wagons
Excavators		Welders
		Windrow Eliminators
		Windrower

Attachments related to the operation of the property listed above need not be scheduled. They are covered as part of the basic power unit.

*Vehicles designed for road use, but not licensed, because of specialized use. Attachments to vehicles licensed for road use such as wing blades, snowblades, and sanders are Contractors Equipment.

MUNICIPAL PROPERTY INSURANCE COMPANY

JOINT LOSS AGREEMENT ENDORSEMENT

This endorsement applies in the event of damage to or destruction of property at a location designated in this policy and also designated in a Boiler and Machinery Insurance Policy(ies) and there is a disagreement between the insurers with respect to:

1. Whether such damage or destruction was caused by a peril insured against by this policy or by a peril insured against by such Boiler and Machinery Insurance Policy(ies) or
2. The extent of participation of this policy and of such Boiler and Machinery Insurance Policy(ies) in a loss which is insured against, partially or wholly, by any or all of said policies.

We shall, upon written request of you, pay you one-half of the amount of the loss which is in disagreement, but in no event more than we would have paid if there had been Boiler and Machinery Insurance Policy(ies) in effect, subject to the following conditions:

The amount of the loss which is in disagreement, after making provisions for any undisputed claims payable under the said policies and after the amount of the loss is agreed upon by you and the insurers, is limited to the minimum amount remaining payable under either this or the Boiler and Machinery Policy(ies);

1. The Boiler and Machinery insurer(s) shall simultaneously pay to the insured one-half of said amount which is in disagreement;
2. The payments by the insurers hereunder and acceptance of the same by you signify the agreement of the insurers to submit to and proceed with arbitration within 90 days of such payments; the arbitrators shall be three in number, one shall be appointed by the Boiler and Machinery insurer, one shall be appointed by us, and the third appointed by consent of the other two. The decision by the arbitrators shall be binding on the insurers and judgement upon such award may be entered in any court of competent jurisdiction;
3. You agree to cooperate in connection with such arbitration but not to intervene therein;
4. The provisions of this endorsement shall not apply unless such other policy(ies) issued by the Boiler and Machinery insurance company(ies) is similarly endorsed; and
5. Acceptance by you of some payment pursuant to the provisions of this endorsement, including an arbitration award, shall not operate to alter, waive, surrender or in any way affect the rights of you against any of the insurers.

MUNICIPAL PROPERTY INSURANCE COMPANY

CAP OF LOSSES FROM CERTIFIED ACTS OF TERRORISM

THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

This endorsement modifies insurance provided under:

MUNICIPAL PROPERTY INSURANCE COMPANY POLICY MPIC-001

A. Cap On Certified Terrorism Losses

"Certified act of terrorism" means an act that is certified by the Secretary of the Treasury, in concurrence with the Secretary of State and the Attorney General of the United States, to be an act of terrorism pursuant to the federal Terrorism Risk Insurance Act. The criteria contained in the Terrorism Risk Insurance Act for a "certified act of terrorism" include the following:

1. The act resulted in insured losses in excess of \$5 million in the aggregate, attributable to all types of insurance subject to the Terrorism Risk Insurance Act; and
2. The act is a violent act or an act that is dangerous to human life, property or infrastructure and is committed by an individual or individuals as part of an effort to coerce the civilian population of the United States or to influence the policy or affect the conduct of the United States Government by coercion.

If aggregate insured losses attributable to terrorist acts certified under the Terrorism Risk Insurance Act exceed \$100 billion in a Program Year (January 1 through December 31) and we have met our insurer deductible under the Terrorism Risk Insurance Act, we shall not be liable for the payment of any portion of the amount of such losses that exceeds \$100 billion, and in such case insured losses up to that amount are subject to pro rata allocation in accordance with procedures established by the Secretary of the Treasury.

B. Application Of Exclusions

The terms and limitations of any terrorism exclusion, or the inapplicability or omission of a terrorism exclusion, do not serve to create coverage for any loss which would otherwise be excluded under this Policy, such as losses excluded for nuclear reaction, radiation or contamination; losses due to war, warlike action, insurrection, rebellion and revolution; or, action taken by governmental authority.

MUNICIPAL PROPERTY INSURANCE COMPANY

BUSINESS INCOME ENDORSEMENT

This endorsement modifies insurance provided under:

MUNICIPAL PROPERTY INSURANCE COMPANY POLICY MPIC-001

A. Coverage

1. "Business Income"

- a. We will pay for the actual loss of "business income" you sustain due to the necessary "suspension" of your "operations" during the "period of restoration". The "suspension" must be caused by direct physical loss of or damage to property. The loss or damage must be caused by or result from a "covered" peril. With respect to loss of or damage to personal "Property in the Open" or personal property in a vehicle, the described "premises" include the area within 1000 feet of the site at which the described "premises" are located.

With respect to the requirements set forth in the preceding paragraph, if you occupy only part of the site at which the described "premises" are located, your "premises" includes:

- i. The portion of the building which you rent, lease or occupy; and
 - ii. Any area within the building or on the site at which the described "premises" are located, if that area services, or is used to gain access to, the described "premises."
- b. We will only pay for loss of "business income" that you sustain during the "period of restoration" and that occurs within 12 consecutive months after the date of direct physical loss or damage or the date of loss of utility services.
 - c. This endorsement insures against all sudden and accidental direct physical loss or damage to your accounts receivable except as limited or excluded in the following sections.

2. Perils Covered, Losses Excluded and Property Not Covered

See Section I-Perils Covered, Section VI- Losses Excluded, and Section V-Property Not Covered of the primary policy.

3. Computer Related Losses

Coverage for "business income" does not apply when a "suspension" of "operations" is caused by destruction or corruption of electronic data, or any loss or damage to electronic data, except as provided under the Coverage of Computer-Related Losses Endorsement.

4. Additional Coverages

a. Expenses To Reduce Loss

In the event of a covered loss of "business income", we will pay necessary expenses you incur, except the cost of extinguishing a fire, to avoid further loss of "business income". The total of our payment for "business income" loss and Expenses To Reduce Loss will not be more than the "business income" loss that would have been payable under this endorsement if the Expenses To Reduce Loss had not been incurred. This coverage does not increase the Coverage limit.

b. Civil Authority

In this Additional Coverage – Civil Authority, the described "premises" are "premises" to which this endorsement applies, as shown in the Declarations. When a "covered" peril causes damage to property other than property at the described "premises", we will pay for the actual loss of "business income" you sustain caused by action of civil authority that prohibits access to the described "premises", provided that both of the following apply:

- i. Access to the area immediately surrounding the damaged property is prohibited by civil authority as a result of the damage, and the described "premises" are within that area but are not more than one mile from the damaged property; and

- ii. The action of civil authority is taken in response to dangerous physical conditions resulting from the damage or continuation of the "covered" peril that caused the damage, or the action is taken to enable a civil authority to have unimpeded access to the damaged property.

Civil Authority Coverage will begin at the time of the first action of civil authority that prohibits access to the described "premises" and will apply for a period of up to four consecutive weeks from the date on which such coverage began.

c. Alterations And New Buildings

We will pay for the actual loss of "business income" you sustain due to direct physical loss or damage at the described "premises" caused by or resulting from any "covered" peril to:

- i. New buildings or structures, whether complete or under construction;
- ii. Alterations or additions to existing buildings or structures; and
- iii. Machinery, equipment, supplies or building materials located on or within 1000 feet of the described "premises" and:
 - 1. Used in the construction, alterations or additions; or
 - 2. Incidental to the occupancy of new buildings.

If such direct physical loss or damage delays the start of "operations", the "period of restoration" will begin on the date "operations" would have begun if the direct physical loss or damage had not occurred.

d. Extended "Business Income"

If the necessary "suspension" of your "operations" produces a "business income" loss payable under this policy, we will pay for the actual loss of "business income" you incur during the period that:

- i. Begins on the date property is actually repaired, rebuilt or replaced and "operations" are resumed; and
- ii. Ends on the earlier of:
 - 1. The date you could restore your "operations", with reasonable speed, to the level which would generate the "business income" amount that would have existed if no direct physical loss or damage had occurred; or
 - 2. 30 consecutive days after the date determined in i. above.

However, Extended "business income" does not apply to loss of "business income" incurred as a result of unfavorable business conditions caused by the impact of the "covered" peril in the area where the described "premises" are located.

Loss of "business income" must be caused by direct physical loss or damage at the described "premises" caused by or resulting from any "covered" peril. This Additional Coverage does not apply to loss of utility services.

e. Interruption of Computer Operations

- i. Under this Additional Coverage, "electronic data" has the meaning described under **3. Computer Related Losses**.
- ii. Subject to all of the provisions of this Additional Coverage, you may extend the insurance that applies to "business income" to apply to a "suspension" of "operations" caused by an interruption in computer operations due to destruction or corruption of "electronic data" due to a "covered" peril.
- iii. With respect to the coverage provided under this Additional Coverage, the perils "covered" are subject to the following:
 - 1. Coverage under this Additional Coverage – Interruption of Computer Operations is limited to the "specified causes of loss".
 - 2. There is no coverage for an interruption related to manipulation of a computer system (including electronic data) by any employee, including a temporary or leased employee, or by an entity retained by you or for you to inspect, design, install, maintain, repair or replace that system, unless otherwise provided for in this policy.

- iv. The most we will pay under this Additional Coverage – Interruption of Computer Operations is \$2,500 for all loss sustained in any one policy year, regardless of the number of interruptions or the number

of "premises", locations or computer systems involved. If loss payment relating to the first interruption does not exhaust this amount, then the balance is available for loss sustained as a result of subsequent interruptions in that policy year. A balance remaining at the end of a policy year does not increase the amount of insurance in the next policy year. With respect to any interruption which begins in one policy year and continues or results in additional loss in a subsequent policy year(s), all loss is deemed to be sustained in the policy year in which the interruption began.

- v. This Additional Coverage – Interruption of Computer Operations does not apply to loss sustained after the end of the "period of restoration", even if the amount of insurance stated in **iv.** above has not been exhausted.

5. Coverage Extension

You may extend the insurance provided by this endorsement as follows: NEWLY ACQUIRED LOCATIONS

- a. You may extend your "business income" Coverage to apply to property at any location you acquire other than fairs or exhibitions.
- b. The most we will pay for loss under this Extension is \$100,000 at each location.
- c. Insurance under this extension for each newly acquired location will end effective the date you terminate this insurance or at the first renewal of this policy that follows acquisition of the newly acquired location.

B. Limits of Insurance

The most we will pay for loss in any one occurrence is the applicable Coverage limit shown in the Declarations. Payments under the following Additional Coverages will not increase the applicable Coverage limit:

- 1. Alterations And New Buildings;
- 2. Civil Authority;
- 3. Extended "business income"; or
- 4. Expenses to Reduce Loss.

The amounts of insurance stated in the Interruption of Computer Operations Additional Coverage and the Newly Acquired Locations Coverage Extension apply in accordance with the terms of those coverages and are separate from the Coverage limit(s) shown in the Declarations for any other Coverage.

C. Loss Conditions

The following loss conditions also apply to "business income" losses:

- 1. **"Business income" Appraisal** If we and you disagree on the amount of net income and operating expense or the amount of loss, either may make written demand for an appraisal of the loss per the procedures established in the item entitled Appraisal in **Sections VIII-CONDITIONS** of the primary policy.
- 2. **"Business income" Loss Determination**
 - a. The amount of "business income" loss will be determined based on:
 - i. The net income of the business before the direct physical loss or damage occurred;
 - ii. The likely net income of the business if no physical loss or damage had occurred, but not including any net Income that would likely have been earned as a result of an increase in the volume of business due to favorable business conditions caused by the impact of the "covered" peril on customers or on other businesses;
 - iii. The operating expenses, including payroll, necessary to resume "operations" with the same quality of service that existed just before the direct physical loss or damage; and
 - iv. Other relevant sources of information, including:
 - 1. Your financial records and accounting procedures;
 - 2. Bills, invoices and other vouchers; and
 - 3. Deeds, liens or contracts.
 - b. We will reduce the amount of your "business income" loss to the extent you can resume your "operations", in whole or in part, by using damaged or undamaged property (including merchandise or stock) at the described "premises" or elsewhere.

- c. If you do not resume "operations", or do not resume "operations" as quickly as possible, we will pay based on the length of time it would have taken to resume "operations" as quickly as possible.

D. Additional Business Income Exclusion. We will not pay for:

1. Any increase in "business income" loss, caused by or resulting from:
 - a. Delay in rebuilding, repairing or replacing the property or resuming "operations", due to interference at the location of the rebuilding, repair or replacement by strikers or other persons: or
 - b. "Suspension", lapse or cancellation of any license, lease or contract. But if the "suspension", lapse or cancellation is directly caused by the "suspension" of "operations", we will cover such loss that affects your "business income" during the "period of restoration".
2. Any other consequential loss.

E. Definitions. The following definitions are added to **Section IX- DEFINITIONS** of the primary policy.

1. "Business Income" means the:
 - a. Net income (net profit or loss before income taxes) that would have been earned or incurred if no physical loss or damage had occurred, but not including any net income that would likely have been earned as a result of an increase in the volume of business due to favorable business conditions caused by the impact of the "covered" peril on customers or on other businesses; and,
 - b. Continuing normal operating expenses incurred, including payroll.
2. "Electronic data" means information, facts or computer programs stored as or on, created or used on, or transmitted to or from computer software (including systems and applications software), on hard or floppy disks, CD-ROMs, tapes, drives, cells, data processing devices or any other repositories of computer software which are used with electronically controlled equipment. The term computer programs, referred to in the foregoing description of electronic data, means a set of related electronic instructions which direct the operations and functions of a computer or device connected to it, which enable the computer or device to receive, process, store, retrieve or send data.
3. "Period of restoration" means the period of time that:
 - a. In the event of a direct physical loss or damage,
 - i. Begins at the time of direct physical loss or damage caused by or resulting from any "covered" peril at the described "premises" and
 - ii. Ends on the earlier of:
 1. The date when the property at the described "premises" should be repaired, rebuilt or replaced with reasonable speed and to a similar level of quality; or
 2. The date when business is resumed at a new permanent location.
4. "Suspension" means:
 - a. The slowdown or cessation of your business activities; or
 - b. That a part or all of the described "premises" is rendered untenable.
5. "Virus means a harmful code or similar instruction introduced into or enacted on a computer system (including electronic data) or a network to which it is connected, designed to damage or destroy any part of the system or disrupt its normal operation.

MUNICIPAL PROPERTY INSURANCE COMPANY

PEDESTRIAN BRIDGE COVERAGE ENDORSEMENT

This endorsement modifies insurance provided under:

MUNICIPAL PROPERTY INSURANCE COMPANY POLICY MPIC-001.

Item E. of **SECTION V – PROPERTY NOT COVERED**, of the **MUNICIPAL PROPERTY INSURANCE COMPANY MPIC-001** is replaced with the following:

- E. Dams, pavements, swimming pools and related equipment, retaining walls, bulkheads, piers, bridges, canals, seawalls, breakwaters, wharves and docks for damage caused by any of the following: flood; earthquake; freezing; thawing; impact of watercraft; the pressure or weight of ice or water, whether driven by wind or not; and, erosion or deterioration, whether gradual or sudden. Except for:

Bridges used exclusively for pedestrian traffic and that are scheduled specifically for this coverage are covered property with respect to damage caused by:

1. Impact of watercraft;
2. The pressure or weight of ice or water, whether driven by wind or not

MUNICIPAL PROPERTY INSURANCE COMPANY
CONTRACTORS EQUIPMENT
NEW REPLACEMENT COST COVERAGE ENDORSEMENT

Property "Covered"

This endorsement provides coverage only for the items which are shown on the attached schedule you provided. Coverage applies regardless of the location of the property.

Perils "Covered": This endorsement insures against all sudden and accidental direct physical loss or damage except as limited or excluded in the following sections.

Losses Excluded: See Section **VI** of the policy. Except exclusion **VI (B)** does not apply to "contractors Equipment".

Additional Exclusion: This endorsement does not insure against loss or damage to tires or tubes unless the loss is coincidental with other loss or damage insured by this policy.

Basis of Recovery:

- (1) Replacement Cost – See Section **VII** of basic policy. The recovery basis for property of others shall be "actual cash value" unless you have agreed to the "replacement cost" basis in a written contract.

For "contractors equipment" on the statement of value, we will pay the current "replacement cost" at the time of the loss even if the value shown was higher or lower than the current value at the time of loss.

MUNICIPAL PROPERTY INSURANCE COMPANY COVERAGE OF COMPUTER-RELATED LOSSES ENDORSEMENT

This endorsement modifies coverage provided under:

Municipal Property Insurance Company Policy MPIC-001

We will pay up to \$25,000 for the cost to recover or replace your "electronic data" due to loss caused by the following:

- A. Impairment of computer services through inside attack. We will pay for the actual expenses you incur due to the impairment of your operations during the "period of recovery" caused by the loss of "electronic data" due to "malicious programming" by an employee, contractor, or other authorized person to whom you have granted permission to access your computer system.
- B. Impairment of computer services through outside attack. We will pay for the actual expenses you incur due to the impairment of your operations during the "period of recovery" caused by the loss of "electronic data" due to "malicious programming" by any person to whom you have not granted permission to access your computer system.
- C. Loss of communications services. We will pay for the actual expenses you incur due to the impairment of your operations during the "period of recovery" caused by the loss of "electronic data" due to an interruption in communications services to the described premises. The interruption must result from direct physical loss or damage caused by a "covered" peril to communications transmission lines, including fiber optic transmission lines, but excluding overhead transmission lines.

This coverage does not apply to losses caused by the following:

- A. Governmental action relating to, or seizure of, the affected property.
- B. War, warlike action, insurrection, rebellion, and revolution, or action taken by governmental authority in defending against any of these.
- C. Nuclear reaction, nuclear radiation, or radioactive contamination.

The following definitions apply to this coverage:

- A. "Electronic data" means information, facts or computer programs stored as or on, created or used on, or transmitted to or from computer software (including systems and applications software), on hard or floppy disks, CD-ROMs, tapes, drives, cells, data processing devices or any other repositories of computer software which are used with electronically controlled equipment. The term computer programs, referred to in the foregoing description of electronic data, means a set of related electronic instructions which direct the operations and functions of a computer or device connected to it, which enable the computer or device to receive, process, store, retrieve or send data.
- B. "Malicious programming" means an illegal or unauthorized entry into an "electronic data" or computer system that results in the distortion, corruption, manipulation, copying, deletion, destruction or slowing down of that "electronic data" or computer system. It does not mean physical loss or damage to computers or computer systems.

- C. "Period of recovery" means the period of time that:
- a. Begins at the time of direct loss of or damage to "electronic data" caused by or resulting from any peril "covered" by this endorsement; and
 - b. Ends on the earlier of:
 - i. The date when your operations are restored, with reasonable speed and diligence, to the condition that would have existed in the absence of the loss of "electronic data"; or
 - ii. Sixty days after the date when, with reasonable speed and diligence, your computer system is restored to the functionality that existed prior to the loss.
 - c. The expiration date of this policy will not cut short the "period of recovery."

MUNICIPAL PROPERTY INSURANCE COMPANY**Tax Lien Property Coverage**

This endorsement modifies insurance provided under:

MUNICIPAL PROPERTY INSURANCE COMPANY POLICY MPIC-001.

SECTION VII – BASIS OF RECOVERY is amended to include:

- E. The most we will pay for a loss of property acquired through foreclosure, tax lien, tax deed or any statutory taking process is “actual cash value”. This coverage restriction eliminates all sub limits and other coverage provisions that may otherwise apply to a “covered loss”.

MUNICIPAL PROPERTY INSURANCE COMPANY

LEASED PROPERTY COVERAGE

This endorsement modifies insurance provided under:

MUNICIPAL PROPERTY INSURANCE COMPANY POLICY MPIC-001.

SECTION VII – BASIS OF RECOVERY is amended to include:

- D. The most we will pay for a loss of leased property is “actual cash value”, unless the insured is contractually responsible for a different amount.

MPIC CLAIM REPORTING INFORMATION

Thank you for selecting the Municipal Property Insurance Company (MPIC) to be your property insurance carrier. We look forward to working with you should you have a claim. In the event you experience damage or circumstances that may result in a claim for damages, please provide notice to MPIC as promptly as possible, using the attached Loss Reporting Form.

Report a claim to us:

Fax, e-mail or mail the [Loss Reporting Form](#) (Word) to:

Fax: 612-766-3099
 E-mail: claims@mpicwi.com
 Mail: MPIC
 9701 Brader Way, Ste. 301
 Middleton, WI 53562

You may also call Jerry Parker at the following number:

Toll-Free Phone: 877-278-4165

Also, please note the following specific **Section VII - Basis of Recovery** and **SECTION VIII - Conditions** policy provisions that apply to loss reporting and recovery.

Section VII – Basis Of Recovery

- A. The most we will pay for loss or damage to “covered property” other than a “historical building” shall not exceed the lesser of the following amounts:
 2. The amount incurred to repair or replace the damaged property at the time of the loss with property of like kind and quality to be used for the same purpose on the same site.
 3. The amount incurred to repair or replace the damage property as soon as reasonably possible after the loss or damage, but within a time not to exceed two (2) years unless the time is extended in writing by us.
 4. The “actual cash value” of the property at the time of the loss or damage unless it is repaired or replaced subject to the following:

Section VIII - Conditions

Q. Duties In The Event Of Loss or Damage

1. You must see that the following are done in the event of loss or damage to “covered” property:
 - b. Give us prompt notice of the loss or damage. Include a description of the property involved.
 - d. Take all reasonable steps to protect the “covered” property from further damage, and keep a record of your expenses necessary to protect the “covered” property, for consideration in the settlement of the claim. Also, if feasible, set the damage property aside and in the best possible order for examination.
 - f. As often as may be reasonably required, permit us to inspect the property proving the loss or damage and examine your books and records. Also permit us to take samples of damaged and undamaged property for inspection, testing, and analysis, and permit us to make copies of your books and records.
 - h. Cooperate with us in the investigation or settlement of the claim.

MUNICIPAL PROPERTY INSURANCE COMPANY

LOSS REPORTING FORM

9701 BRADER WAY, SUITE 301
MIDDLETON, WI 53562

CONTACT: JERRY PARKER

PHONE: (877) 278-4165

FAX: (612) 766-3099

EMAIL: CLAIMS@MPICWI.COM

Instructions: Complete this form online or email or mail to MPIC. If available, attach a copy of the police report. This form may be reproduced.

Major losses should be reported by phone. Call MPIC at:

Phone: (877) 278-4165

Complete this section:

Policy Number:		Name as it Appears on Policy:			
Contact Person (for this claim):			Phone Number:		
Fax Number:			Email Address:		
Address:		City:		State: WI	Zip Code:
Date of Loss (if unsure, use date discovered):		Time of Loss:	Estimated Amount of Loss (attach copy of estimate if available):		
Kind of Loss (check one): <input type="checkbox"/> Fire <input type="checkbox"/> Lightning <input type="checkbox"/> Wind <input type="checkbox"/> Hail <input type="checkbox"/> Glass Breakage <input type="checkbox"/> Vandalism (Other than Glass)				<input type="checkbox"/> Water Damage <input type="checkbox"/> Damage by Vehicle <input type="checkbox"/> Collision – Vehicle <input type="checkbox"/> Comprehensive – Vehicle <input type="checkbox"/> Other – Describe	
				Type of Property: <input type="checkbox"/> Building <input type="checkbox"/> Contents <input type="checkbox"/> Contractors Equipment <input type="checkbox"/> Other – Describe	
<input type="checkbox"/> Property in the Open <input type="checkbox"/> Money <input type="checkbox"/> Vehicle					
Location of Loss:					
Description of Loss and Damage:					
Remarks:					
Print Name:				Title:	
Signature:				Date:	

City of Baraboo

Coverage Proposal Comparison - MPIC Versus Incumbent Summary - Don-Rick Insurance (Cincinnati Insurance)

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Coverage Part/Clause/Limit	Incumbent Coverage Summary Cincinnati Insurance	MPIC Coverage	Notes
Blanket Coverage	3 different blanket limits	1 blanket limit	Cincinnati appears to prove segmented blanket coverage limits with one each for buildings, property and PITO - MPIC provides a single blanket limit for all buildings, personal property and PITO
125 % Blanket Limit	NO	YES	Cincinnati appears to provide replacement cost coverage , subject to the applicable blanket limit for the type of property - MPIC provides for up to 125% of the Total Insured Values to pay any loss, regardless of the type of property.
Coinsurance Clause	NO	NONE	Destroyed item is not valued within the specified percentage of the replacement cost - MPIC has no coinsurance
Scheduled Equipment and Tools	\$5K included	\$25K included	MPIC provides coverage for scheduled and unscheduled equipment valued less than \$25K, for no additional premium charge.
Accounts Receivable	\$150,000	\$150,000	MPIC offers Accounts Receivable Coverage was included with their quote.
Debris Removal	25% of BCL	INCL	MPIC includes this removal in the cost of the loss subject to the TIV
Ordinance or Law	INCL in BCL	\$5,000,000	
Peak Season	INCL in BCL	N/A	This item is generally associated with seasonal fluctuations in commercial business operations
Personal Property of Others	INCL in BCL	\$10,000	
Tenant Move Back Expenses	INCL in BCL	N/A	Unsure about the application of this coverage
Valuable Papers	INCL in BCL	INCL	MPIC includes this coverage subject to the TIV
Worldwide Laptop	INCL in BCL	INCL	MPIC covers laptops as personal property and has no coverage territory limitation
EDP	Included with Sublimit	INCL	MPIC covers up to the policy's TIV
Brands and Labels	\$25,000	N/A	This item is generally associated with business cost for retaining and distribution operations
Building Glass	INCL	INCL	MPIC includes this coverage subject to the TIV
Business Income	\$100,000	\$100,000	MPIC offers this coverage and has included it in the quote
Extra Expense	\$100,000	\$10,000,000	MPIC provides \$10M for extra expense. Cincinnati offers a \$100K combined BI and EE coverage
Change in temperature	INCL	INCL	MPIC provides this coverage subject to the exercise of due diligence in maintaining the appropriate temperature
Fairs and Exhibitions	\$10,000	INCL	MPIC provides this coverage subject to the TIV - personal property without territory restriction

City of Baraboo

Coverage Proposal Comparison - MPIC Versus Incumbent Summary - Don-Rick Insurance (Cincinnati Insurance)

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Coverage Part/Clause/Limit	Incumbent Coverage Summary Cincinnati Insurance	MPIC Coverage	Notes
Fences	\$5,000	INCL	Fences are covered as PITO
Fine Arts	\$25,000	\$50,000	MPIC provides up to \$50K per fine arts item. Higher limits are available
Fire Department Service Charge	\$25,000	\$25,000	MPIC provides this coverage limit per responding department
Fire Protection Recharge	\$50,000	INCL	MPIC doesn't specifically exclude this coverage
Fungi, Wet Rot, Dry Rot and Bacteria	\$15,000 Per Coverage Term	\$50,000	MPIC provides this coverage limit per coverage term
Inflation Guard	4%	INCL	MPIC employs a professional appraisal firm that provides an annual adjustment rate based on real world costs
Loss Preparation Expenses	\$10,000	\$50,000	MPIC provides this limit for application to any applicable loss preparation expenses
Key and Lock Expense	\$1,000	N/A	MPIC doesn't specifically exclude this coverage
Newly Acquired Buildings	\$1,000,000	INCL	MPIC covers all newly acquired buildings, PITO and PP without charge during the policy period
Newly Acquired Personal Property	\$500,000	INCL	MPIC covers all newly acquired buildings, PITO and PP without charge during the policy period
Non-owned Buildings	\$25,000	INCL	MPIC provides this coverage up to the TIV
Outdoor Property (trees, shrubs, etc.)	\$1,000/\$25,000	\$500/\$25,000	
Paved Surfaces	\$20,000	INCL	MPIC provides this coverage for covered perils, within 100' of a scheduled location, subject to the TIV
Perishable Stock	\$5,000	INCL	MPIC provides this coverage subject to the TIV
Personal Effects (excluding tool theft)	\$1,000/\$25,000	\$500/\$10,000	Provides coverage for employee personal effects
Pollutant Cleanup and Removal	\$25,000 Per Coverage Term	\$2,000,000	MPIC provides this coverage up to \$2M per policy period
Premises Boundary	1,000' of Scheduled Location or Vehicle	None	MPIC provides coverage for personal property without distance limitation from any listed location
Preservation of Property Incl	BCL	INCL	MPIC covers this in the cost of the loss subject to the TIV
Property temporarily at other locations	\$10,000	INCL	MPIC provides this coverage subject to TIV
Property In transit	\$10,000	INCL	MPIC provides this coverage subject to TIV
Rewards - Arson, Burglary, Theft	\$10,000	N/A	This coverage is not specifically included or excluded from the MPIC policy
Signs	Various	INCL	MPIC provides coverage for signs when attached to buildings or listed as property in the open subject to the TIV
Trailers	\$5,000	INCL	MPIC automatically provides coverage for unlicensed trailers valued at less than \$25K
Underground Property	INCL	?	Unsure about the application of this coverage
Utility Services	\$25,000	INCL	MPIC includes this coverage subject to the TIV
Water Backup	\$10,000	INCL	MPIC includes this coverage subject to the TIV

City of Baraboo

Coverage Proposal Comparison - MPIC Versus Incumbent Summary - Don-Rick Insurance (Cincinnati Insurance)

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Coverage Part/Clause/Limit	Incumbent Coverage Summary Cincinnati Insurance	MPIC Coverage	Notes
Foundations and Footings	Unknown	\$100,000	MPIC includes coverage for sub-grade foundations and footings damaged from a covered peril
Asbestos	Unknown	\$5,000,000	MPIC includes this limit of coverage for the removal and remediation of asbestos due to a covered peril
Police Dogs and Horses	Unknown	\$25,000	MPIC includes \$25K coverage for the loss of any service animal
Architect and Engineering Fees	Unknown	\$100,000	MPIC includes this limit for design costs associated with a covered peril
Flood Coverage	Unknown	\$5,000,000	MPIC provides this limit for all locations not located in a designated "A" or "V" prefix flood zone per policy period
Earthquake	Unknown	\$5,000,000	MPIC provides this limit per policy period
Builder's Risk Coverage	Unknown	\$2,500,000	MPIC includes this coverage for construction projects up to \$2.5M in value where it involves a new structure
Excavation, Grading and Filling	Unknown	\$50,000	MPIC includes this coverage for these services associated with a covered peril
Computer Malware/Cyber	Unknown	\$25,000	MPIC provides coverage that responds to denial of access, malware and ransomware attacks on the insured
Unscheduled Buildings	Unknown	\$1,000,000	
Underground Fiber Optic Cable	Unknown	INCL	MPIC provides this coverage for all fiber optic cable within 1,000' of a scheduled location

Decision Matrix Ratings_Property Insurance

Attachment D

Audit Firm	Don-Rick Insurance	MPIC	Assurance Brokers LTD	135 of 189 Johnsen Insurance
Primary point of contact	Dan Lewison	Ben Hagen	Lindsay Offermann	William Johnsen
Phone number	(608)356-6606	(608)821-6303	(314)821-6560	(608)956-5515
Received Response				
	Yes	Yes	Declined	Declined
Rates per \$100				
Buildings (\$2,500 Deductible)	0.0660	0.0645		
Personal Property (\$2,500 Deductible)	0.0680	0.0645		
Property in The Open (\$2,500 Deductible)	0.0750	0.0645		
Contractor's Equipment (\$1,000 Deductible)	0.2200	0.2100		
Bridge (\$2,500 Deductible)	0.0750	0.0641		

Represents Lowest
Cost

NBR - 2

RESOLUTION NO. 2020-

Dated: October 13, 2020

The City of Baraboo, Wisconsin

Background

On August 27, 2020 there was an organizational Joint Review Board Meeting held that started the process of creating two new Tax Incremental Districts (TID). The two TIDs are TID 10, which is an overlay of TID 8, and TID 11, which is an overlay of TID 7.

A public hearing was held on September 1st. The Community Development Authority also approved the two new TIDs on September 1st.

On September 22, 2020, the Common Council adopted the two new TIDs. The final step was having the two new TIDs approved at the Tax Incremental District Joint Review Board on October 7th. They were approved.

Now that the TIDs are created, two Funds need to be created in the City's general ledger system. The two Funds will be:

Fund 310, "Tax Incremental District 10"

Fund 311, "Tax Incremental District 11"

Note: (<input checked="" type="checkbox"/> one)	<input checked="" type="checkbox"/> Not Required	<input type="checkbox"/> Budgeted Expenditure	<input type="checkbox"/> Not Budgeted
Comments:			

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

That the Finance Director be authorized to create two new Funds:

- Fund 310, "Tax Incremental District 10"
- Fund 311, "Tax Incremental District 11"

Offered by: Finance/Personnel Committee
Motion:
Second:

Approved: _____

Attest: _____

NBR - 3

RESOLUTION NO. 2020-

Dated: October 13, 2020

The City of Baraboo, Wisconsin**Background**

In 2017, a Fund was created to account for activity related to the construction of the new City Municipal Building. That Fund was Fund 982, "City Administrative Building Fund." This Fund is managed by the Executive Director for Community Development. The only activity occurring in this Fund now is the recording of a lease revenue from the City, then an offsetting expense for the payment of the debt obligation to the USDA.

As with the aforementioned Fund, the same is needed for the construction of the Library Expansion Project. The new Fund will be Fund 987, "Library Building Fund." The Fund will be managed by the Executive Director for Community Development.

Note: (<input checked="" type="checkbox"/> one)	<input checked="" type="checkbox"/> Not Required	<input type="checkbox"/> Budgeted Expenditure	<input type="checkbox"/> Not Budgeted
Comments:			

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

That, upon the passage of this Resolution, the Finance Director is hereby authorized to create the following new Fund for the Library Expansion Project, with said Fund to be managed by the Executive Director of the City of Baraboo Community Development Authority:

- Fund 987, "Library Building Fund."

Offered by: Finance/Personnel Committee
Motion:
Second:

Approved: _____
Attest: _____

RESOLUTION NO. 2020-

Dated: October 13, 2020

The City of Baraboo, Wisconsin

Background: In 1981, Alma Waite, a descendant of the Circus Wagon-Building Moeller Brothers, donated nearly three-quarters of a million dollars to the City to be used for qualifying events/projects within the community.

A Charter Ordinance was created in the best interest of the City to establish permanent rules for the management of the substantial monetary gift, Chapter 27.01, "Alma Waite Fund."

Today, this money is administered by the City in a non-major governmental fund, Fund 820, "Alma Waite Fund." The fund is made up of non-expendable and expendable funds.

Non-expendable:

Since December 31, 1998, 25% of the total annual earnings of the fund has been added to and become part of the permanent principal balance of the fund, or the non-expendable funds. (Code 27.01 (2)(c)4). That non-expendable balance has grown to \$1,183,215 as of December 31, 2019.

Expendable:

Earnings from the Fund, not allocated to become part of the minimum permanent principal balance in the fund, may be expended for public purposes as set forth in subsection (c). What's not well defined is the amount available to award. In the past, the City has been starting with the ending expendable fund balance from the prior year and adding projected income for the current year and adding the projected income for the next budget year to arrive at an amount that's available to award. This method was fine for years until the market declined and interest rates dramatically fell. The proposed charge would have exceeded the amount that was available, because the interest income was well below the projected amount. Everything worked out this year, because events were cancelled due to COVID. However, had the events taken place, there wouldn't have been enough to cover the awards.

To mitigate future risk, a policy is being proposed that mirrors the Code and adds a timeline for applications to be received, reviewed and awarded along with direction to use only the projected ending expendable fund balance from the current year as the amount available to award in the next budget year.

Fiscal Note: (check one) ☒ Not Required ☐ Budgeted Expenditure ☐ Not Budgeted
Comments

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

That the Alma Waite Funds Policy is hereby adopted and shall be in full force and effect upon the passage of this Resolution.

Offered by: Finance/Personnel Committee

Approved: _____

Motion:

Second:

Attest: _____

City Clerk

CITY OF BARABOO	TITLE: ALMA WAITE FUNDS POLICY	
TARGET AUDIENCE: City Employees; Community Groups; General Public	POLICY SOURCE: Finance Department	POLICY LOCATION: City Website; City Clerk
DATE APPROVED BY COUNCIL:	DATE AMENDED BY COUNCIL:	ATTORNEY REVIEW:

SECTION 1 – BACKGROUND & PURPOSE

- 1.1 BACKGROUND.** Chapter 27 of the Baraboo Municipal Code is dedicated to the “Alma Waite Fund.” The Alma Waite Fund, or “Fund,” consists of money that was originally gifted to the City by Alma Waite upon her passing in 1981. The total amount bequeathed to the City was \$779,718. Ms. Waite placed few restrictions on the ways the City could use the gift, except that the Funds could not be used to increase salaries, and the money was to first be used to eliminate any remaining debt on the new City Hall. Beyond that, the money “may be used as the city may determine, but suggest it to be used for the repair of our sidewalks...”¹ In response, the City created a policy to address sidewalks, a Charter Ordinance (codified in Chapter 27) for the fiscal management of the Fund, has managed the Fund in a way so that the principal has never been touched, and has provided many grants over the years to various institutions such as Concerts on the Square and the Baraboo Public Arts Association.
- 1.2 PURPOSE.** The purpose of this Policy to clarify the steps City staff shall take in interpreting Chapter 27 of the Baraboo Municipal Code regarding the disbursements of money from the Fund.

SECTION II - POLICY

2.1 STAFF RESPONSIBILITIES.

- 2.1.1** On an annual basis, the Finance Director shall report to the City Administrator the amount of earnings that are part of the minimum permanent principal balance of the Fund, as defined by §27.02(c)(6) of the Baraboo Municipal Code.
- 2.1.2** The Finance Director shall be responsible for collecting and reviewing applications for available money from the Fund submitted to the City for consideration by the public. Applications may be submitted by the public requesting available money from the Fund from January 1 through August 31 each calendar year. The applications received will be for consideration of the following budget year. The Finance Director shall use his/her discretion in how the applications are collected by the City, while ensuring the method is ADA compliant and does not illegally discriminate against potential applicants. The Finance Director’s review of the applications shall be based on the priorities provided for in §27.02(e) of the Baraboo Municipal Code.
- 2.1.3** On or prior to September 15 of each calendar year, the Finance Director shall report to the City Administrator the applicants who have applied for money from the Fund, with said report detailing the amount the applicant has requested and the priority of the request pursuant to §27.02(e) of the Baraboo Municipal Code. The amount available to applicants will be based on the projected ending expendable fund balance from the current year.
- 2.1.4** As part of the annual budget reporting to the Common Council and budget decisions for the next calendar year, the City Administrator or designee shall present the information provided to him/her by the Finance Director under Sections 2.1.1 and 2.1.3, above, to the Finance Committee then on to the Common Council. The Common Council may then decide to award grants from the Fund as allowed by and pursuant to Ch. 27 of the Baraboo Municipal Code and as part of the annual budget for the next calendar year.
- 2.1.5** Upon approval by the Common Council by resolution adopted by a majority of the Council members to approve awarding money from the Fund to an applicant, the Finance Director or designee shall be responsible for providing

¹ See <https://www.baraboopubliclibrary.org/files/local/dewelvol3/06%20the%201980s%20001.pdf>, last accessed Sept. 17, 2020.

the applicant an award letter within thirty calendar days of approval by the Council - unless a different time frame is required by the Council per resolution - conditioned upon the Finance Director or designee

- 2.1.6** **Before money is released to applicants, the Finance Director shall** first obtain legally binding paperwork from the applicant approved by the City Attorney holding the applicant to standards of their use of the money.
- 2.1.7** The Finance Director shall be responsible for updating the City Administrator on a timely basis of any problems or concerns that may arise with the Funds, including, but not limited to, concerns regarding how an applicant uses the money provided by the Fund.

CHAPTER 27

CHARTER ORDINANCE

27.01 Alma Waite Fund

27.01 ALMA WAITE FUND. (1523 08/23/88, 1617 07/23/91, 1825 07/25/95)

- (1) **INTENT.** Alma Waite has given a substantial monetary gift to the City and it is in the best interests of the City to establish permanent rules by Charter Ordinance for the management of this gift.
- (2) **FUND MANAGEMENT RULES.** The rules for managing the Alma Waite Fund shall be as follows:
 - (a) The funds shall be kept in a segregated account and shall be invested and reinvested by the City Treasurer as provided by law.
 - (b) The minimum permanent principal balance in the Fund as of December 31, 1994, is \$957,845.00. In this Ordinance the term "permanent principal balance" shall mean the minimum principal balance to be retained in the Fund and which balance shall remain invested at all times and shall not be expended or loaned for any purpose.
 - (c) The Common Council has determined that the principal balance maintained in the Fund shall be increased from year to year from the Fund's earnings in order that the permanent principal balance shall gradually increase over a period of time. Toward this objective, the minimum permanent principal balance in the Fund shall be increased as follows:
 1. By December 31, 1995, 10% of the total 1995 earnings from the Fund shall be added to and become part of the permanent principal balance in the Fund.
 2. By December 31, 1996, 15% of the total 1996 earnings of the Fund shall be added to and become part of the permanent principal balance in the Fund.
 3. By December 31, 1997, 20% of the total 1997 earnings of the Fund shall be added to and become part of the permanent principal balance in the Fund.
 4. By December 31, 1998, and by December 31 of each year thereafter, 25% of the total annual earnings of the Fund shall be added to and become part of the permanent principal balance in the Fund.
 5. From time to time, by a resolution adopted by the majority of the Council members, the Common Council shall be authorized to designate additional amounts from the earnings of the Fund to be retained and added to the permanent principal balance of the Fund.
 6. As earnings are added to the Fund as provided in this subsection, those earnings shall become part of the minimum permanent principal balance of the Fund and no portion of the minimum permanent principal balance of the Fund shall be expended by the Council unless this Charter Ordinance is amended as provided by law.
 - (d) Earnings from the Fund not allocated to become part of the minimum permanent principal balance in the Fund as provided in subsection (c) may be expended for public purposes as set forth in this Charter Ordinance, provided that said funds shall never be used to pay salaries of City officers.
 - (e) The Common Council may by resolution adopted by a majority of the Council members establish procedures and standards for the use of earnings from the Fund which have not been allocated to become part of the Fund's minimum permanent principal balance. The minimum standards established by the Council shall include, but shall not be limited to, the following:

1. First priority shall be given to construction of City sidewalks serving City facilities and to City projects where funds are loaned to private property owners for the installation of sidewalk and/ or curb and gutter adjacent to the property owner's residence or business. Alma Waite Funds shall not be loaned to a subdivider or developer to be used for sidewalk and/or curb and gutter construction in a new development or subdivision.
 2. Second priority shall be given to projects that benefit citizens of Baraboo as a whole, particularly those projects that provide matching funds from private contributions.
 3. Low priority shall be given to City projects that should be funded by the general property tax, such as equipment purchases, land purchases and capital improvement projects.
- (f) The Finance/Personnel Committee shall make recommendations to the Council for the expenditure of the Alma Waite Funds. Each recipient of a grant from the Alma Waite Fund shall execute a contract with the City regarding the use of the Funds. All expenditures from the Fund shall be approved by a majority of the members of the Common Council."
- (g) Any Charter provision or any previously enacted Ordinance or Charter Ordinance inconsistent or in conflict with this Ordinance is hereby expressly repealed.
- (h) This is a Charter Ordinance and shall take effect 60 days after its §66.0101, Wis. Stats., shall be filed, in which event this Ordinance shall not take effect until it shall have been submitted to a referendum vote of the electors and approved by a majority of the electors voting thereon.

NBR - 5

RESOLUTION NO. 2020-

Dated: October 13, 2020

The City of Baraboo, Wisconsin

Background:

On September 3, 2020, the City issued a Request for Bids (RFB) for actuarial valuation of other post-employment benefits, which is a requirement for the annual audit. An RFB is commonly used when deliverables are commodities for which there are clear specifications and when price will be the primary determining factor.

The bids were due by September 17, 2020 and were for a four-year term:

- 2020 Audit, work performed in 2021 – Full valuation
- 2021 Audit, work performed in 2022 – Interim valuation, or roll-forward of results
- 2022 Audit, work performed in 2023 – full Valuation
- 2023 Audit, work performed in 2024 – Interim Valuation, or roll-forward of results

As part of the RFB process, a workgroup was created made up of the following personnel:

- Cynthia Haggard, Finance Director
- Lori Laux, City Treasurer

The City received three bids from qualified and reputable actuary agencies. The Agencies were as follows, in order of cost:

- Key Benefit Concepts – \$9,130
- MWM Consulting Group - \$12,000
- Milliman - \$14,400

The Workgroup agrees that the preferred provider is Key Benefit Concepts at a total four-year contract cost of \$9,130. See the Decision Matrix Attachment A. The Workgroup's recommendation was shared with the Interim City Administrator, and he agreed with the recommendation.

Note: (☒ one) [☐] Not Required [☒] Budgeted Expenditure [☐] Not Budgeted

Comments: \$4,100 will be included in the 2021 budget.

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

That the City of Baraboo award the actuarial valuation of other post-employment benefits contract, once received and approved to form by the City Attorney, to Key Benefit Concepts. The annual audit year contract amounts are as follows:

2020	2021	2022	2023
\$ 4,100	\$ 465	\$ 4,100	\$ 465

Offered by: Finance/Personnel Committee

Approved: _____

Motion:

Second:

Attest: _____

Decision Matrix_Actuarial Services for Audit GASB 75 OPEB

Attachment A

Financial Institution	Key Benefit Concepts, LLC	MWM Consulting Group	Milliman
Primary point of contact	Sarah Plohocky	Kathleen Manning	Jack Chmielewski
Phone number	(262)522-6415 X103	(312)987-9097	(262)796-3379
Multi-Year Quotes:			
2020 Audit - billed in 2021	\$ 4,100.00	\$ 4,000.00	\$ 5,000.00
2021 Audit - billed in 2022	\$ 465.00	\$ 2,000.00	\$ 2,000.00
2022 Audit - billed in 2023	\$ 4,100.00	\$ 4,000.00	\$ 5,300.00
2023 Audit - billed in 2024	\$ 465.00	\$ 2,000.00	\$ 2,100.00
	\$ 9,130.00	\$ 12,000.00	\$ 14,400.00

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RESOLUTION NO. 2020-

Dated: October 13, 2020

The City of Baraboo, Wisconsin

Background: The City has completed the reconstruction of Draper Street, including the installation of concrete sidewalk where none previously existed.

The City's Sidewalk Policy dictates that the cost of new concrete sidewalk be assessed against abutting properties.

The following resolution is the first step in the statutory process to assess the cost of new sidewalk against the affected properties.

Fiscal Note: (check one) [] Not Required [x] Budgeted Expenditure [] Not Budgeted
Comments

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

1. The Common Council hereby declares its intention to exercise its police power under Section 66.0703, Wis. Stats., to levy special assessments upon property in the assessment district hereafter described for benefits conferred upon such property by reason of the following public work and improvements: 2020 Street Reconstruction Project and the 2020 Draper Street Reconstruction Project.
2. The property to be assessed lies within the following described assessment district:

ASSESSMENT DISTRICT

New Sidewalk – That property lying on both sides of Draper Street between the southern intersection with Winnebago Circle and Bascom Hill Drive.

3. The total amount assessed against the properties in the described assessment district shall not exceed the total cost of the improvements.
4. The City Council determines that the improvements constitute an exercise of the police power for the health, safety and general welfare of the municipality and its inhabitants.
5. The City Engineer shall prepare a report which shall consist of:
 - (A) Final plans and specifications for the improvements.
 - (B) An estimate of the entire cost of the proposed sidewalk improvements.
 - (C) A schedule of proposed assessments.
6. When the report is completed, the City Engineer shall file a copy of the report with the City Clerk for public inspection.
7. Upon receiving the report of the City Engineer, the Clerk or her designee shall cause notice to be given stating the nature of the proposed improvements, the general boundary lines of the proposed Assessment District, the time and place at which the report may be inspected, and the time and place of the public hearing on the matters contained in the preliminary resolution and the report. This notice shall be published as Class 1 notice under ch. 985, Wis. Stats, and a copy shall be mailed, at least 10 days

before the hearing, to every interested party whose address is known or can be ascertained with the reasonable diligence.

8. The hearing shall be held in the Council Chambers of the City Hall at 101 South Blvd., Baraboo, WI 53913 at a time set by the Clerk in accordance with Section 66.0703 (7)(a), Wis. Stats.
9. The assessment against any parcel may be paid in cash or in annual installments in accordance with the City of Baraboo Sidewalk Policy.

Offered by:

Motion:

Second:

Approved: _____

Attest: _____

RESOLUTION NO. 2020 -

Dated: October 13, 2020

The City of Baraboo, Wisconsin

Background: Attached is an Agreement between the City of Baraboo and the Baraboo District Ambulance Service (BDAS) relating to COVID-19 Testing Reimbursements from Sauk County Public Health Department.

City Attorney Truman created the agreement and it has been reviewed by City Finance Director, Fire Chief and City Administrator. The agreement has been sent to the Baraboo District Ambulance Service Director/Chief for his review and approval by governing body.

Fiscal Note: (☒ one) ☒ Not Required ☐ Budgeted Expenditure ☐ Not Budgeted

Comments:

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

THAT the City Administrator and City Clerk are authorized to sign the Agreement between the City of Baraboo and the Baraboo District Ambulance Service as it relates to Sauk County COVID-19 Testing Reimbursements.

Offered by: Finance

Motion:

Second:

Approved: _____

Attest: _____

**AGREEMENT BETWEEN THE
CITY OF BARABOO
AND THE
BARABOO DISTRICT AMBULANCE SERVICE
AS IT RELATES TO SAUK COUNTY COVID-19 TESTING REIMBURSEMENTS**

THIS AGREEMENT BETWEEN THE CITY OF BARABOO AND THE BARABOO DISTRICT AMBULANCE SERVICE AS IT RELATES TO SAUK COUNTY COVID-19 TESTING REIMBURSEMENTS ("Agreement") is entered into by and between the City of Baraboo, with a mailing address of 101 South Blvd., Baraboo, WI 53913, and the Baraboo District Ambulance Service, with a mailing address of 120 5th Street, Baraboo, WI 53913. For the purpose of this Agreement, the City and BDAS may be jointly referred to herein as the "Parties."

NOW, THEREFORE, for the mutual consideration contained herein, it is agreed between the Parties as follows:

1. Purpose. The purpose of this Agreement is to formalize the reimbursement procedures the City shall follow with regards to reimbursing BDAS fifty percent (50%) of the amount paid to the City by Sauk County for COVID-19 testing pursuant to the terms of the Business Associate Agreement entered into by the City and Sauk County Public Health Department on _____, 2020 ("Business Associate Agreement").
2. Term. This Agreement shall be valid and enforceable upon full execution by the authorized signatories for the City and for BDAS and shall remain in full force and effect until terminated pursuant to Paragraph 6, below, or until the City ceases to receive reimbursements from Sauk County for COVID-19 testing per the Business Associate Agreement, whichever occurs first.
3. Procedure.
 - a. The City shall be the responsible party for receiving full reimbursement, and ensuring the accuracy of said reimbursement, from Sauk County for all approved and eligible COVID-19 testing under the Business Associate Agreement, as reasonably determined by the City Finance Department.
 - b. Upon the City's receipt of the reimbursement from Sauk County, the City shall, within thirty (30) calendar days, provide 50% of the total amount of the reimbursement to BDAS.
4. Mutual Indemnification. The City and BDAS hereby agree to indemnify, defend and hold the other party harmless from any and all claims, demands, costs, liabilities, losses, expenses and damages (including reasonable attorneys' fees, costs, and expert witnesses' fees) arising out of or in connection with any claim that, taking the claimant's allegations to be true, would result in a breach by the indemnifying party of any of its responsibilities set forth in this Agreement or as they may relate to the underlying COVID-19 testing.
5. Insurance. For the duration of this Agreement, the Parties agree to have and maintain adequate amounts of insurance to cover any losses that may occur under the terms herein.

6. Termination. This Agreement may be terminated at any time and for any reason by the City or by BDAS by the terminating party providing written notice of said termination no less than thirty (30) calendar days prior to the date of termination. Notice of termination shall be deemed provided one (1) calendar day after it is sent by email or three (3) calendar days after being placed in the mail, postage prepaid, and addressed as follows:

To the City: Fire Chief Kevin Stieve
City of Baraboo
135 4th Street
Baraboo, WI 53913
kstieve@cityofbaraboo.com

If to BDAS: Director/Chief Caleb Johnson
Baraboo District Ambulance Service
120 5th Street
Baraboo, WI 53913

7. Amendments. This Agreement may be amended at any time upon mutual written consent of the Parties.
8. Entire Agreement. This Agreement is the entire agreement between the Parties and supersedes all prior or contemporaneous written and oral agreements, negotiations, correspondence, course of dealing and communications between the Parties relating to the same subject matter.
9. Counterparts. This Agreement may be executed in one or more counterparts, each of which shall be deemed an original and all of which will be taken together and deemed to be one instrument. Transmission by fax or PDF of executed counterparts constitutes effective delivery.

CITY OF BARABOO

Ed Geick, Interim City Administrator

Date

Brenda Zeman, City Clerk

Date

BARABOO DISTRICT AMBULANCE SERVICE

Signature: _____

Print Name/Title: _____

Date

Signature: _____

Print Name: _____

Date

RESOLUTION NO. 2020 -

Dated: October 13, 2020

The City of Baraboo, Wisconsin

Background: As discussed at the September 22, 2020, Council meeting in Committee of the Whole, below find the Resolution authorizing Pat Cannon, on behalf of the City of Baraboo, to submit an application for grant funding from the U.S. Department of Commerce Economic Development Administration (EDA).

Fiscal Note: (Check one) ☐ Not Required ☐ Budgeted Expenditure ☒ Not Budgeted
Comments:

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

WHEREAS, the U.S. Department of Commerce Economic Development Administration (EDA) has made funds available through an Addendum to the FY 2020 Public Works and Economic Adjustment Notice of Funding Opportunity (FY20 PWEAA NOFO) utilizing funds from the Coronavirus Aid, Relief, and Economic Security Act (CARES Act),

WHEREAS, these funds are intended to support economic development projects in communities nationwide,

WHEREAS, the City of Baraboo has contacted EDA staff and discussed seeking funding to support creation of an economic development and resilience strategy for Baraboo,

WHEREAS, the economic development and resilience strategy will provide an analysis of Baraboo's current economic conditions and identify projects, strategies, partners, and funding opportunities to help the City respond to pandemic-related economic losses and advance long term job creation and economic growth in the community,

WHEREAS, the total budget for the project is \$175,000 and the City is seeking \$140,000 in EDA funding,

WHEREAS, the City is required to commit a 20 percent match of the funds awarded by the EDA

NOW, THEREFORE BE IT RESOLVED, the Baraboo City Council does hereby authorize the City's submission to and acceptance of funds from the EDA FY 2020 Public Works and Economic Adjustment Notice of Funding Opportunity (FY20 PWEAA NOFO) and commits to the 20 percent local match requirement for the project.

BE IT FURTHER RESOLVED that the City of Baraboo authorizes Patrick Cannon to sign and submit the EDA grant application materials.

Offered By: Committee of the Whole

Approved: _____

Motion:

Certified: _____

Second:

NBR – 9

RESOLUTION NO. 2020 -

Dated: October 13, 2020

The City of Baraboo, Wisconsin

Background:

I applied for a 50/50 grant with Department of Natural Resources on behalf of the Baraboo Fire Department.

This grant is for wild land fire equipment and other related items. We have received notification of an award.

The grant was written for a battery powered chainsaw, firefighting foam and five new pagers for a total of \$3,174.00. The match required is \$1,587.00

Fiscal Note: (☒ one) ☐ Not Required ☒ Budgeted Expenditure ☐ Not Budgeted
Comments: Small equipment money budgeted for expense.

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

THAT the Fire Chief is authorized to accept and complete the Forest Fire Protection Grant from the Wisconsin Department of Natural Resources in the amount of \$1,587.00.

Further, the Fire Chief is authorized to match the grant with \$1,587.00.

Offered by: Finance Committee
Motion:
Second:

Approved: _____

Attest: _____

September 28, 2020

Kevin Stieve
Baraboo Fire Department
135 4th Street
Baraboo, WI 53913

► **REQUIRES IMMEDIATE ATTENTION** ◀

FY2021 Forest Fire Protection (FFP) Award
Grant#: FFP-21F-019
Grant Amount: \$ 1587.00
Grant Period: October 1, 2020 – April 15, 2021

By October 15th – Sign & Return

- DNR COPY of Grant Agreement
- Payee Verification Form
- W-9 (if necessary)

Dear FFP Grant Award Recipient:

Congratulations! On behalf of the Governor, we are pleased to award your organization financial assistance from the Forest Fire Protection (FFP) Grant Program. We look forward to this opportunity to engage in partnerships throughout the state with organizations such as yours that help keep our citizens and Wisconsin's forest resources safe.

GRANT AWARD ACCEPTANCE

Enclosed is your FFP grant award package. The following is required by your organization in order to accept the grant award:

- ✓ **REVIEW the Categories and Amounts Awarded on the enclosed Grant Agreement**
Your project may not have received full funding for all categories requested on your submitted application. Review the Grant Agreement in detail to confirm the funding level of your FFP grant.
- ✓ **RETURN to the FFP Grant Manager no later than October 15th:**
 - 1. DNR COPY of the Grant Agreement signed by your organization**
Your authorized official must sign and date both copies of the Grant Agreement. Return the DNR COPY to the DNR; the GRANTEE COPY is for your file.
 - 2. Payee Verification Form – Check recipient, Address, and DUNS #**
Use the Payee Verification Form to verify the entity to which your reimbursement check will be made out, the address to which the check will be mailed, and to verify or provide your DUNS #.
 - If the State of Wisconsin has information on file for your organization, it will be provided on the Payee Verification Form for your review along with instructions on how to change it if necessary.
 - If one or more pieces of information are missing from your file, the Payee Verification Form has instructions for how to submit your DUNS # and/or use a W-9 to submit your check recipient and check address.
 - 3. W-9 Taxpayer Identification Number (TIN) Verification Form (if necessary)**
This form is included in your award package **only if** the DNR does **not** have payment information for your organization on file. Follow the instructions for completion.

GRANT AGREEMENT KEY ELEMENTS

You are responsible for reading the entire Grant Agreement before accepting this award. Several key elements of the Grant Agreement are listed below. The FFP Grant Award Checklist is enclosed to assist with grant requirements and deadlines.

- **FFP Grant Period: October 1, 2020 – April 15, 2021**
As soon as you return your signed Grant Agreement to the DNR, you may begin your project. All grant items must be purchased, received, and paid for during the grant period; all services must be rendered within the grant period. Activity outside of the grant period will NOT be eligible for reimbursement.
- **The reimbursement request deadline of April 15, 2021, is strictly enforced. There will be NO EXTENSIONS. All reimbursement request forms and invoices must be submitted or have postmark date of April 15, 2021.**
- **FFP Grant Program information on the DNR website:**
<http://dnr.wi.gov/aid/forestfireprotection.html>

All FFP grant program guidance, forms, and reimbursement information can be found on this webpage. FFP Grant Procedures are posted under the tab titled: Awards/Payments.

As with all publicly funded projects, you may be contacted by the Office of the Governor or your state Legislator regarding the issuance of a press release to publicize the grant award.

If you have any questions or need assistance accessing grant materials, please contact:
Sandy Chancellor, FFP Grant Manager, (608) 275-3206.

Sincerely,



FOR
Jim Ritchie, Director
Bureau of Community Financial Assistance



NOTEWORTHY NEWS FOR OVERALL FUNDING OF WISCONSIN FFP GRANTS

Based on this grant cycle's funding priorities and the amount of grant funds available, it was possible to fund all eligible applicant requests for:

- Personal Protective Equipment
- Training
- Prevention
- Suppression Tools/Equipment
- Communication Equipment
- Dry Hydrant Installation
- Mapping

Requests in the Off-Road Vehicle category were partially funded this year.

State of Wisconsin
 Department of Natural Resources
 P.O. Box 7921
 Madison, WI 53707-7921

Forest Fire Protection Grant Program
 Grant Agreement
 Form 4300-119A Rev. 9/2020

NOTICE: Collection of this information is authorized under s. 26.145, Wis. Stats., and chapter NR 47, subchapters I and VIII, Wis. Admin. Code. Personal information collected will be used for administrative purposes and may be provided to requesters to the extent required by Wisconsin's Open Records Law (ss. 19.31-19.39, Wis. Stats.).

Grantee Baraboo Fire Department	Grant Number FFP-21F-019
Period of Grant Agreement October 1, 2020 – April 15, 2021	Program Name Forest Fire Protection Grant Program
Funding Source(s) U.S. Department of Agriculture//Forest Service/Cooperative Forestry Assistance Grant, CFDA #10.664	

GRANT PROJECT DETAIL BY CATEGORY	
Personal Protective Equipment (PPE):	\$0.00
Training:	\$0.00
Prevention:	\$0.00
Tools/Equipment:	\$1249.00
Communication Equipment:	\$1925.00
Dry Hydrant Installation:	\$0.00
Mapping:	\$0.00
Off-Road Vehicles: <i>(partially funded this grant cycle)</i>	\$0.00
Project Total	\$3174.00
x Grant Share	x 50%
TOTAL FFP GRANT FUNDING Not to exceed \$10,000 for fire departments or \$25,000 for county/area associations of fire departments	\$1587.00
<u>Ineligible Items:</u>	
<u>Miscategorizations:</u>	
<u>Other Application Changes:</u>	

State of Wisconsin
Department of Natural Resources
P.O. Box 7921
Madison, WI 53707-7921

Forest Fire Protection Grant Program
Grant Agreement
Form 4300-119A Rev. 9/2020

Grantee: Baraboo Fire Department
Grant #: FFP-21F-019
Grant Amount: \$ 1587.00

The following documents are hereby incorporated into and made part of this agreement:

1. Chapter NR 47, subchapters I and VIII, Wis. Adm. Code
2. s. 26.145, Wisconsin Statutes
3. DNR Forest Fire Protection Grant Application (Form 4300-119)
4. DNR Forest Fire Protection Grant Terms and Conditions (Form 4300-119B) and attachments

STATE OF WISCONSIN
DEPARTMENT OF NATURAL RESOURCES
For the Secretary
By

Sandy Chancellor

Date: September 28, 2020

For
Jim Ritchie, Director
Bureau of Community Financial Assistance

ACCEPTANCE

The person(s) signing for the Grantee has read and understands the FFP Terms and Conditions (Form 4300-119B), and represents both personally and as an agent of her/his principal that s/he is authorized to execute this agreement and bind her/his principal, either by a duly adopted resolution or otherwise.

Grantee: **Baraboo Fire Department**

Date: _____

Signature: _____

Printed Name: _____

Title: _____

Please keep this copy of your grant agreement and all other grant documentation for 3 years.

State of Wisconsin
 Department of Natural Resources
 P.O. Box 7921
 Madison, WI 53707-7921

Forest Fire Protection Program
 Terms and Conditions
 Form 4300-119B Rev. 9/2020

A. GENERAL CONDITIONS

1. **PERFORMANCE.** The State of Wisconsin Department of Natural Resources (hereafter DEPARTMENT) and the GRANTEE mutually agree to perform this agreement in accordance with the Forest Fire Protection (FFP) Grant Program and with the project proposal, application, terms, promises, conditions, plans, specifications, estimates, procedures, maps, and assurances attached hereto and made a part hereof.
2. **INDEPENDENT CONTRACTOR.** The GRANTEE is an independent contractor for all purposes, not an employee or agent of the DEPARTMENT.
3. **ENTIRE GRANT AGREEMENT.** FFP Grant Agreement (Form 4300-119A), together with any referenced parts and attachments, shall constitute the entire agreement and previous communications or agreements pertaining to the subject matter of this agreement are hereby superseded.
4. **GRANT AGREEMENT AMENDMENTS.** Any cost adjustments must be made by a formal amendment to this agreement, signed by both parties, prior to the expenditure of funds or the termination date of the agreement. Adjustments for time of performance or scope of work may be granted to the GRANTEE by the DEPARTMENT without the requirements of GRANTEE's signature.
5. **SUSPENSION OF OBLIGATIONS.** Failure by the GRANTEE to comply with the terms of this agreement shall not cause the suspension of all obligations of the DEPARTMENT hereunder if, in the judgment of the Secretary of the DEPARTMENT, such failure was due to no fault of the GRANTEE. In such cases, any amount required to settle at minimum costs any irrevocable obligations properly incurred shall be eligible for assistance under this agreement, at the DEPARTMENT's discretion.
6. **GENERAL LIABILITY.** It is mutually agreed that the Department and the grant recipient will be prepared to answer and defend only that responsibility and resultant legal liability, involving personal injury or property damage, which is based upon or arises from their respective negligent acts or omissions which may occur in connection with this agreement.
7. **WISCONSIN STATE SINGLE AUDIT GUIDELINES.** Responsible Units shall comply with annual Single Audit requirement in accordance with *2 CFR Part 200 Uniform -- Administrative Requirements, Cost Principles, & Audit Requirements for Federal Awards* (also known as "Uniform Guidance") and *WI State Single Audit Guidelines* found at <http://www.doa.state.wi.us/Divisions/Budget-and-Finance/Financial-Reporting/state-controllers-office/state-single-audit-guidelines> issued by Wisconsin Department of Administration, State Controller's Office.
8. **The GRANTEE agrees:**
 - a. **OFFER ACCEPTANCE.** To notify the DEPARTMENT, in writing, of acceptance of this offer by delivering to the FFP Grant Manager one original agreement duly signed by the authorized representative. Once signed, the agreement is binding.
 - b. **DECLINING OFFER.** To notify the DEPARTMENT, in writing, of its decision to decline this offer of financial assistance at any time prior to the start of the project and before expending any funds. After the project has been started or funds expended, this agreement may be terminated, modified, or amended only by mutual agreement of both parties in writing.
 - c. **EXECUTION OF AGREEMENT.** To execute the project described in the grant agreement in accordance with this agreement in consideration of the promises made by the DEPARTMENT herein.
 - d. **APPLICABLE LAW.** To comply with all applicable Wisconsin Statutes and Wisconsin Administrative Codes in fulfilling the terms of this agreement.
 - e. **BIDDING.** To comply with all applicable local and state contract and bidding requirements. The GRANTEE should consult its legal counsel with questions concerning contracts and bidding. The GRANTEE may obtain the following document from the DEPARTMENT website <http://dnr.wi.gov/aid/forestfireprotection.html> or by calling the grant manager associated with this grant agreement: Procurement Guide for Local Governments Receiving DNR Grants.
 - f. **ACCOUNTING AND FISCAL RECORDS; RECORDS RETENTION; ACCESS.** To comply with the FFP Grant Procedures, a copy of which the GRANTEE may obtain from the DEPARTMENT website <http://dnr.wi.gov/aid/forestfireprotection.html> or by calling the grant manager associated with this grant agreement. Accounting and fiscal records shall be maintained to reflect the receipt and expenditure of all funds used for this project. If an advance is provided, all grant funds shall be credited promptly upon receipt in a separate account. These funds shall be expended only for project costs. Accounts, documents, and records related to this project shall be retained by the GRANTEE for a period of three (3) years following the end of this agreement. The GRANTEE agrees to allow the DEPARTMENT access to these records upon request.

State of Wisconsin
 Department of Natural Resources
 P.O. Box 7921
 Madison, WI 53707-7921

Forest Fire Protection Program
 Terms and Conditions
 Form 4300-119B Rev. 9/2020

- g. **REPAYMENT; TERMINATION.** To reimburse the DEPARTMENT any and all funds the DEPARTMENT deems appropriate in the event the GRANTEE fails to comply with the conditions of this agreement or project proposal as described, or fails to provide public benefits as indicated in the project application, proposal description, or this agreement. In addition, should the GRANTEE fail to comply with the conditions of this agreement, fail to progress due to nonappropriation of funds, or fail to progress with or complete the project to the satisfaction of the DEPARTMENT, all obligations of the DEPARTMENT under this agreement may be terminated, including further project cost payment. Upon notification of grant termination, any grant advance or payment not substantiated by documentation shall be immediately returned to the DEPARTMENT by the GRANTEE.
- h. **NON-DISCRIMINATION.** In connection with the performance of work under this agreement, the GRANTEE agrees not to discriminate against any employee or applicant for employment because of age, race, religion, color, disability, sex, physical condition, developmental disability as defined in s. 51.01(5), Wis. Stats., sexual orientation or national origin. This provision shall include, but not be limited to, the following: employment, upgrading, demotion or transfer; recruitment or recruitment advertising; layoff or termination; rates of pay or other forms of compensation; and selection for training, including apprenticeship. The GRANTEE further agrees to take affirmative action to ensure equal employment opportunities. The GRANTEE agrees to post in conspicuous places, available for employees and applicants for employment, notices to be provided by the DEPARTMENT setting forth the provisions of this nondiscrimination clause. Failure to comply with the conditions of this clause may result in the termination of this agreement or withholding of payment.

9. **The DEPARTMENT agrees:**

- a. **GRANT ENCUMBRANCE AND PAYMENT.** In consideration of the covenants and agreements made by the GRANTEE herein, to obligate for the GRANTEE the amount listed as the Total FFP Grant Funding as specified on FFP Grant Agreement (Form 4300-119A) and to tender to the GRANTEE that portion of the obligation which is required to pay the DEPARTMENT's share of the costs based upon the state providing fifty percent (50%) of the eligible project costs not to exceed a maximum of the Total FFP Grant Funding as specified on FFP Grant Agreement (Form 4300-119A).
- b. **TERMINATION.** Pursuant to section 8(g), reserves its right to terminate this agreement for failure by the GRANTEE to comply with any provision of this agreement.

B. SPECIAL CONDITIONS

- 1. The GRANTEE agrees to sign and return the grant agreement within 30 days of receipt of this agreement or by the date indicated in the transmittal letter. Failure to return the agreement may result in withdrawal of the Department's offer of grant funding.
- 2. The GRANTEE agrees it will not be eligible for funding during the next FFP grant cycle if the GRANTEE fails to complete this project.
- 3. The GRANTEE agrees and certifies that the sum of the total project cost is available for the proposed project, and it shall provide evidence of such availability to the DEPARTMENT upon request.
- 4. The GRANTEE also agrees that funds used to match this grant are not from another federal or state financial assistance program.
- 5. The GRANTEE agrees that in the purchase of equipment and services it shall comply with the following minimum criteria:
 - a. All items of less than \$5,000.00 value will be purchased only after receiving at least three written informal quotations.
 - b. Items or projects equal to or exceeding \$5,000.00 in value will be competitively, publicly bid and awarded to the responsible low bidder for goods or services.
 - c. All radio equipment will be WISCOM compatible (appropriate dual trunking capability) and meet federal P25 and narrowband requirements.
 - d. All fire equipment purchased must meet the state, federal and National Fire Protection Association (NFPA) 1977 Standard (1998 Edition).
- 6. The GRANTEE agrees to maintain an inventory record of all property items with a useful life of two years or more and a value of \$5,000.00 or more, and not to alter, sell, trade, or dispose of such property without written approval of the DEPARTMENT.
- 7. The GRANTEE agrees that should equipment purchased pursuant to this agreement be destroyed while engaged in the suppression of a fire, or be lost or destroyed in any other manner, the DEPARTMENT's share of its cost shall be reimbursed to the DEPARTMENT from the proceeds of the insurance payment for the loss unless the equipment is replaced and used in accordance with this agreement.
- 8. The GRANTEE agrees that breach of this grant agreement or sale, transfer or misuse of equipment purchased pursuant to it shall render the GRANTEE liable to the DEPARTMENT in the amount of the state's share of its cost. Upon any such breach or misuse, transfer or sale, the GRANTEE agrees to return the DEPARTMENT's share of funding within 30 days when demanded in writing.

State of Wisconsin
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 P.O. Box 7921
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Forest Fire Protection Program
 Terms and Conditions
 Form 4300-119B Rev. 9/2020

9. The GRANTEE agrees that the project shall be completed and a final payment request be submitted to the DNR no later than the project end date indicated on FFP Grant Agreement (Form 4300-119A), unless stated otherwise by an amendment to this project agreement. The final payment request will consist of a complete, signed and dated Reimbursement Request-Form 4300-120, proof of purchase, and proof of payment (if requested) for each eligible expense(s) incurred during the project period.
10. The DEPARTMENT agrees to pay its share of funding within a reasonable processing time, upon presentation by the GRANTEE of proof of purchase, proof of payment, certification of receipt of the goods and services and other financial documents requested by the DEPARTMENT and its determination that applicable statutes, administrative rules and this grant agreement have been complied with.

C. CONDITIONS APPLICABLE TO RECIPIENTS OF FEDERAL FUNDS

1. Federal authorization is made under Cooperative Forestry Assistance Act of 1978, Public Law 95-313, as amended; Food, Agriculture, Conservation and Trade Act of 1990, as amended, Public Law 101-624.
2. The GRANTEE shall provide proper facilities to the United States Department of Agriculture (USDA), their agents, or any of their duly authorized representatives in order to access and inspect books, records, documents, and other evidence for the purpose of inspection, audit, and copying.
3. The GRANTEE agrees, as a recipient of federal financial assistance, to post this statement in its office: "This institution is an equal opportunity provider."
4. To the extent practicable, any equipment and products purchased by the GRANTEE with federal funds from the FFP Grant will be American-made.
5. The GRANTEE must have a Data Universal Numbering System (DUNS) number as required for all federal grant subrecipients. The DUNS number is a unique nine-character identification number available free of charge from Dun & Bradstreet, Inc.
6. The GRANTEE must maintain annual registration in the System For Award Management (SAM): www.sam.gov
7. The federal funds for this project are part of a Volunteer Fire Assistance Core Funding and/or a State Fire Assistance Core Funding grant(s) awarded to Department of Natural Resources and administered by the US Department of Agriculture Forest Service. As a subrecipient of these federal funds, the GRANTEE agrees to comply with 2 CFR Part 200 Uniform Administrative Requirements, Cost Principles & Audit Requirements for Federal Awards (also referred to as "Uniform Guidance"). The GRANTEE agrees to have an audit in accordance with Uniform Guidance if they expend \$750,000 or more in federal awards during the fiscal year.
8. The GRANTEE agrees and certifies that it, and any of its principals, are not presently or within the preceding three-year period excluded, debarred, suspended; are not criminally or civilly charged for commission of fraud or a criminal offense in connection with embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements or receiving stolen property under a federal or state contract, grant, or cooperative agreement according to 7 CFR Part 3017 and 2 CFR 180-Debarment and Suspension. The GRANTEE will immediately contact the DEPARTMENT if it, or any of its principals, no longer meet this certification.

NBR - 10

RESOLUTION NO. 2020 -

Dated: October 13, 2020

The City of Baraboo, Wisconsin

Background: As discussed in Committee of the Whole, the trick-or-treating hours, and any conditions on trick-or-treating, for the City of Baraboo for Halloween, occurring Saturday, October 31, 2020, are as provided for below.

Fiscal Note: (Check one) ☒ Not Required ☐ Budgeted Expenditure ☐ Not Budgeted
Comments:

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

That the trick-or-treating hours for the City of Baraboo for Halloween, occurring on Saturday, October 31, 2020, are from _____ to _____ and subject to the following conditions, if any, _____.

Offered By: Committee of the Whole
Motion:
Second:

Approved: _____
Certified: _____

NBO - 1

The City of Baraboo, Wisconsin

Background: The Public Safety Committee considered this matter at their October 5th meeting and unanimously recommended the Council favorably consider designating this accessible parking stall.

Fiscal Note: (check one) ☒ Not Required ☐ Budgeted Expenditure ☐ Not Budgeted **Comments:**

An Ordinance revising §7.02(2)(b)2, the Official Traffic Map, to provide for a parking stalls to be used by persons with a disability that limits or impairs the ability to walk at the southeast corner of 4th Avenue and Birch Street, being the westerly most stall on the south side of the 200 block of 4th Avenue.

THE COMMON COUNCIL OF THE CITY OF BARABOO, WISCONSIN, DO ORDAIN AS FOLLOWS:

1. Section 7.02(2)(b)2, the Official Traffic Map, is revised to provide that there shall be a parking stalls marked for use by persons with a disability that limits or impairs the ability to walk at the following locations:

An angle parking stall on the south side of 4th Avenue, to be located 15' east of the crosswalk immediately east of Birch.

2. This Ordinance shall take effect upon passage and publication as provided by law.

Mayor's Approval: _____

Clerk's Certification: _____

I hereby certify that the foregoing Ordinance was duly passed by the Common Council of the City of Baraboo on the _____ day of October, 2020, and is recorded on page _____ of volume ____.

City Clerk: _____

NBO - 2

RESOLUTION NO. 2020 -

Dated: October 13, 2020

The City of Baraboo, Wisconsin

Background: In order to address some of the concerns with the Municipal Parking Lots at the corner of 5th Street/Ash Street and Oak Street/5th Street (located adjacent to/north of the Fire Station), there is request to have a total of eight parking stalls – an increase from the current three parking stalls – reserved just for Baraboo District Ambulance Service (BDAS) employees. These requested parking spots would be located next to the current nine parking stalls that are authorized for use solely by the Fire Department.

There have been numerous parking citations issued to BDAS employees for parking too long in this lot -- employees will park there for their shift with BDAS and then be held-over later at work due to work/calls, resulting in a citation. The additional reserved spots will also help create uniformity between the Fire Department and BDAS, two organizations that provide essential life/safety services to the community, which will be particularly beneficial if BDAS chooses to move into the Fire Department building.

Fiscal Note: (☒ **one**) ☐ Not Required ☐ Budgeted Expenditure ☒ Not Budgeted

Comments: The only fiscal implication would be the cost of painting the lines a different color to distinguish the area

Resolved, by the Common Council of the City of Baraboo, Sauk County, Wisconsin:

THAT Section 7.09(16), Reserved Parking for Officials, of the Baraboo Municipal Code is hereby amended as follows:

7.09(16) RESERVED PARKING FOR OFFICIALS. (1534 03/02/89, 2494 07/10/2018)

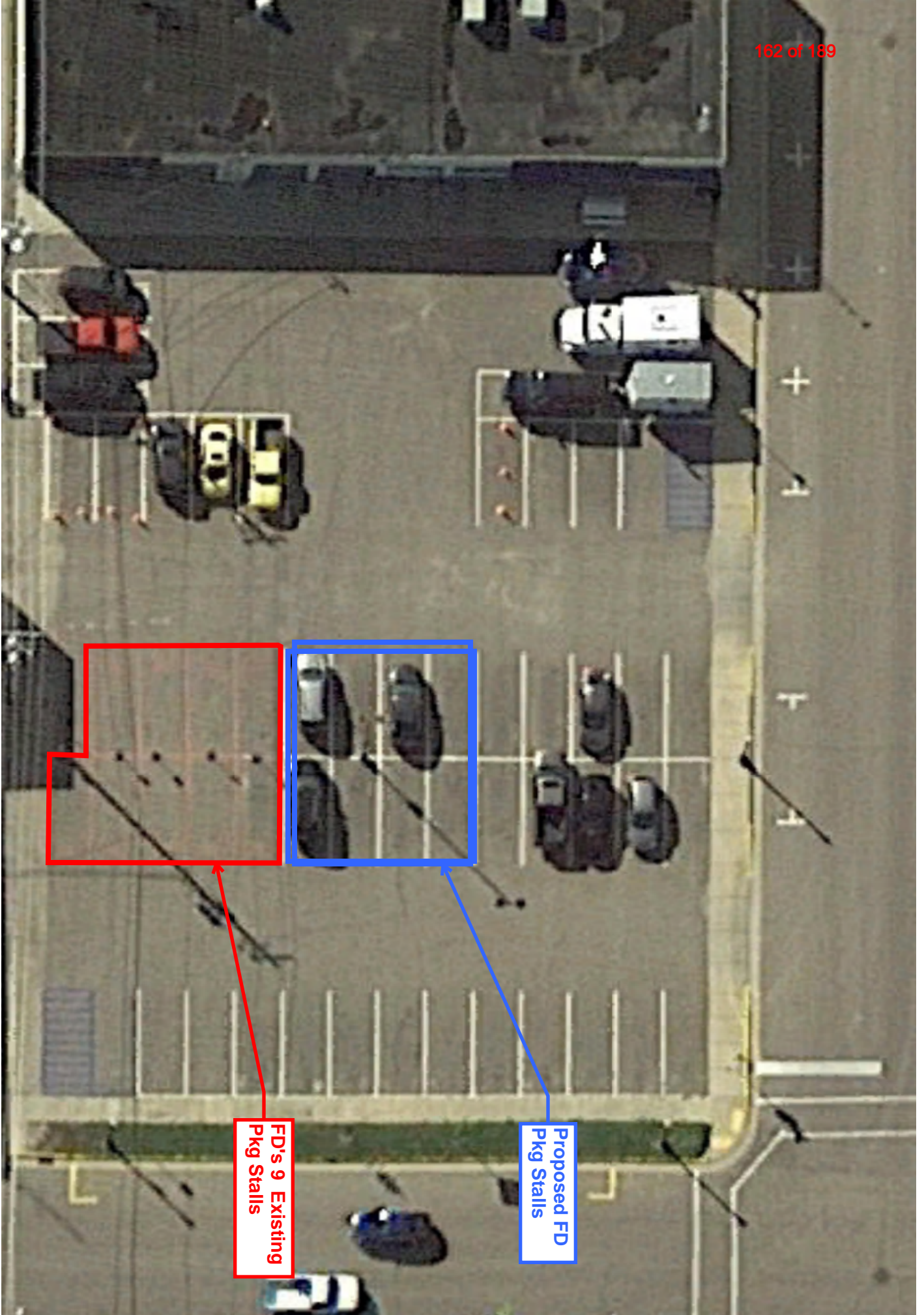
- (a) It is necessary that certain City, County, State and other public employees have reserved parking spaces for their vehicles in City parking lots and on certain city streets in order to allow efficient access to and from public buildings. Therefore, when a parking space in any City parking lot, or City street designated by a distinct sign indicating that the parking space in front of the sign is reserved parking for a City, County, State or other public employee or department, no person shall park or leave standing any vehicle in any part of the reserved space.
- (b) The following ~~officials, departments, and department heads~~ organizations shall have a reserved parking spaces in the City parking lots in the Alma Waite Annex parking lot located north of the Municipal Building: (1802 04/11/95, 2033 11/14/2000, 2321 10/27/2009)
 - (i) Fire Department ("For Fire Personnel Only") – nine (9) spaces.
 - (ii) Baraboo District Ambulance Service – ~~3~~ eight (8) spaces.

Offered by: Public Safety Committee **Approved:** _____

Motion:

Second:


Attest: _____



FD's 9 Existing
Pkg Stalls

Proposed FD
Pkg Stalls

**Finance Department Memorandum**

To: Ed Geick, Interim City Administrator
From: Cynthia Haggard, Finance Director 
Date: October 13, 2020
Re: 2021 Budget Memorandum

FY2021 Preliminary Budget

The preliminary General Fund budget is \$16,757,660. The tax levy to support the operations of the City are anticipated to be \$8,970,477. The 2020 levy tax rate used for the 2021 budget is 11.57, an increase of 0.24 over prior year primarily driven by debt (See Attachment A, B, & C). 0.20 of the 0.24 levy increase is debt.

\$698,776 of administrative revisions were made to the preliminary budget to balance.

The department-level general operating budgets had a 0% increase over prior year; the level of service provided to the community will remain unchanged.

The following assumptions were used in developing the 2021 budget:

Wages and Benefits

- Cost of Living Adjustment 0.6%
- Adhering to pay structure for Step Increases 5%
- Established budget limit for Open Range Step Increases 3%
- Bargaining Unit increase 4%
- Merit Pool Incentive Pay 1%
- Health Insurance increase 5.88%
- Retirement Benefits for Public Safety increase 0.1%
- Poll Workers' pay increases \$0.50

Levy

- Equalization Factor 0.876533032, down from 0.939350681
- Preliminary Levy Limit \$8,970,477, prior year \$8,789,324 – Growth in Levy \$181,153:
 - Operating \$18,157
 - Debt \$162,996 (See Attachment A, B, & C)
- Increase in Levy for Operating Attributed to:

Amount	Description
1,888.61	0.03% Net New Construction
13,674.61	Personal Property Aid decreased, which increased operating levy
2,594.00	Refunded or Rescinded Taxes, which increased operating levy
<u>18,157.22</u>	

- MILL Rate 11.57 – prior year was 11.33
- Dollar change in each \$0.01 of MILL Rate \$7,753

Revenues

164 of 189

- Increase Vehicle Registration Fee \$20K - \$30K (full year of receipts in 2021; partial year in 2020)
- Decrease in interest income \$100K
- Decrease in State funding \$17K
- Fund Balance applied \$514,427

Expenditures

- Increase Executive Director for CDA \$10K, split among Funds
- Increase for revaluation service balance \$80,500
- Decrease in property insurance \$13K, split among Funds
- Decrease WRPQ contract \$5K
- Decrease in audit services \$8K

Debt

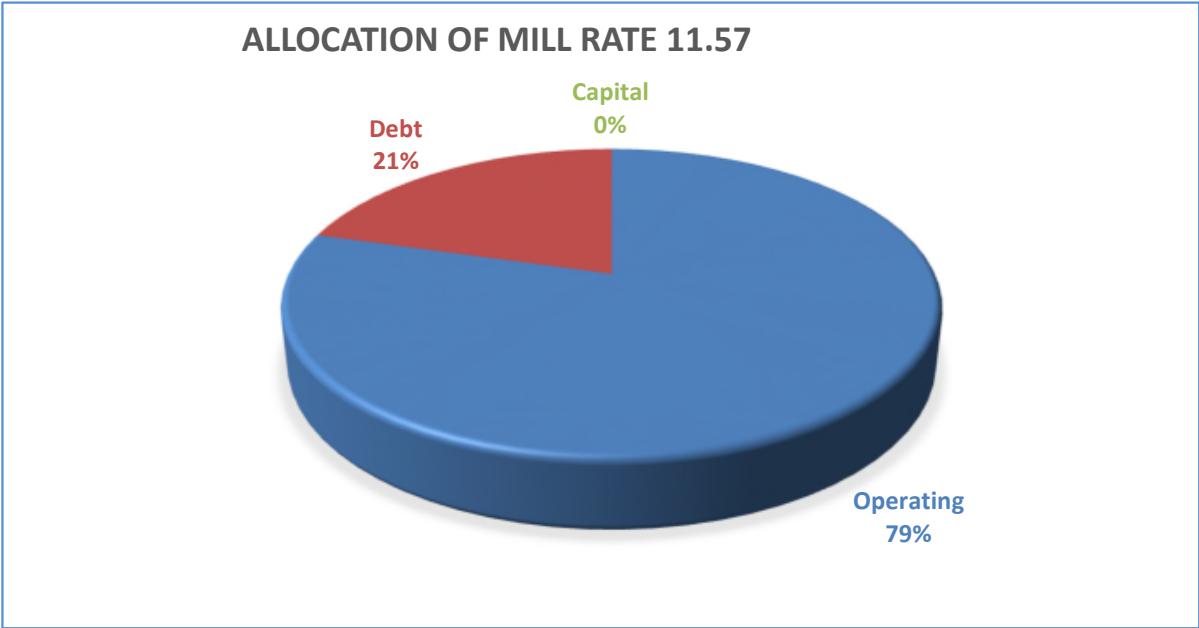
- Line of Credit increase \$225K
 - 2020 Kayak Launch and Bridge Project overrun
 - \$225K will be paid off over 3 years:
 - \$72K 2021
 - \$77K 2022
 - \$76K 2023

Direction Needed

1. Elected Officials' pay increases?
2. Ambulance funding

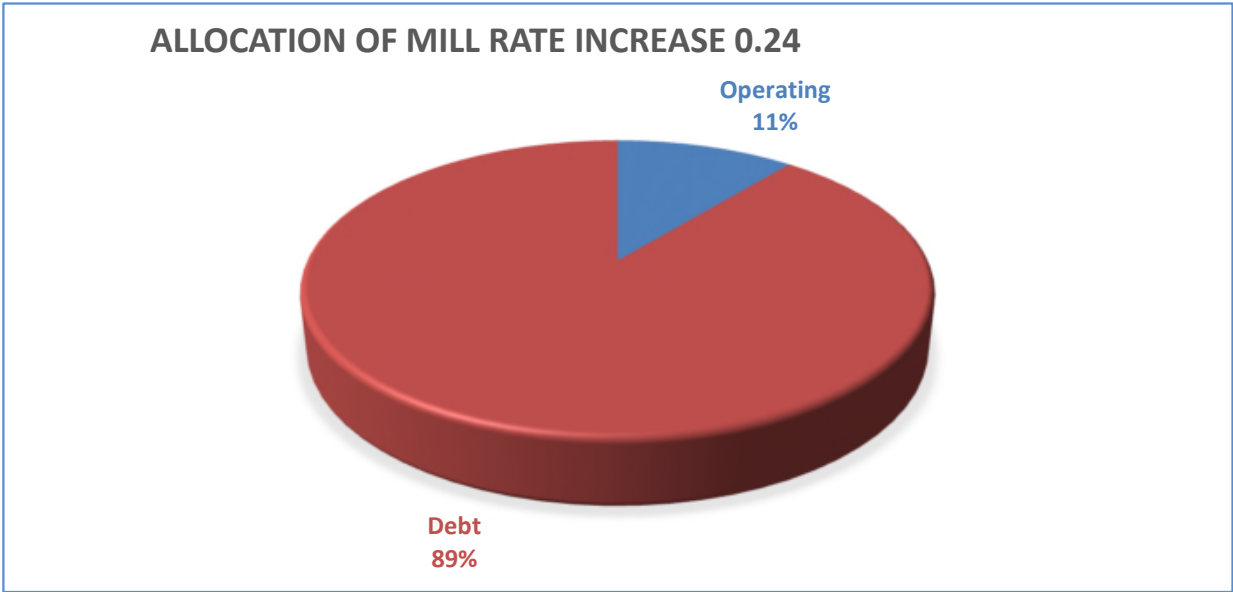
Attachment A

The MILL Rate is 11.57



The MILL Rate changed 0.24

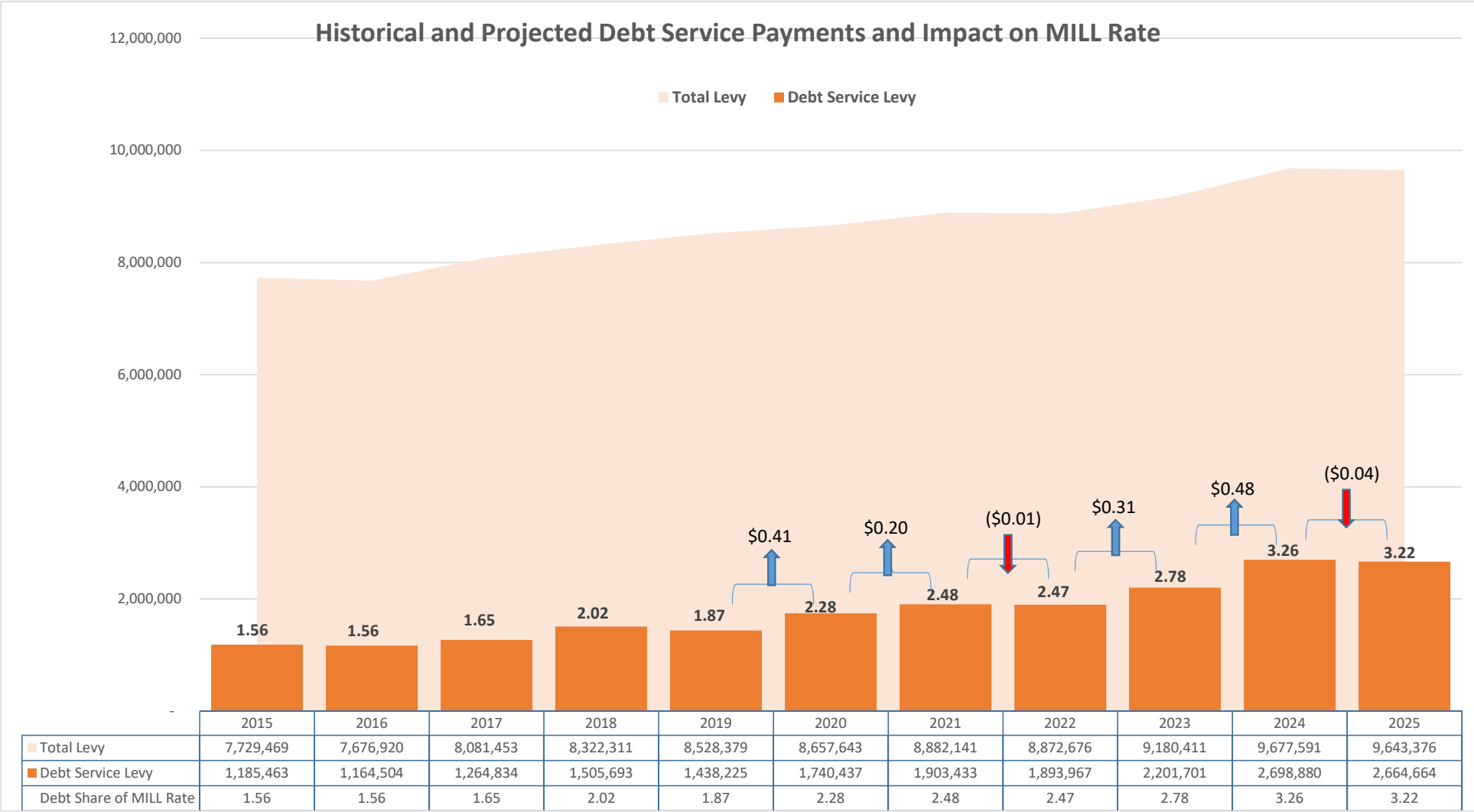
Debt \$0.20	162,996.00
Operating \$0.04	18,157.00
Growth in Levy	<u>181,153.00</u>



Attachment B

Detailed Change in Debt Payments

Debt Issue	Purpose	2020	2021	Change
Community First Bank Note_2013	\$250K Civic Center Improvements	\$ 27,065.00	\$ 27,065.00	\$ -
Baraboo State Bank_LOC	Up to \$750K per year for Lease Payments to CDA for USDA Loan Payments	\$ 511,190.00	\$ 511,190.00	\$ -
Series 2012A	Refunded: 2005 GF \$1.430M; Refunded: 2006 TID6 \$625K, TID7 \$1.410, TID8 \$1M, GF \$70K and SW \$490K; Refund: Bank Note 2011 Water Utility \$1.140M	\$ 119,683.00	\$ 122,396.00	\$ 2,713.00
Series 2013A	Refunded: 2007 TID8 \$1.455M; Advance Refund: 2006/2007 TID7 \$1.205M	\$ -	\$ -	\$ -
Series 2013B	Partially Refunded: 2005 for \$1.545M of Original Issue \$3.725M	\$ 138,639.00	\$ 136,826.00	\$ (1,813.00)
Series 2014A	Advance Refunded: 2007 TID7 \$720K; Advance Refunded: 2008 TID6 \$560K, TID8 \$405K, Stormwater \$200K and Streets \$1.110M	\$ 78,756.00	\$ 148,654.00	\$ 69,898.00
Series 2015A	UW System Campus Bonds	\$ 188,225.00	\$ 67,025.00	\$ (121,200.00)
Series 2016A	Advance Refunded: 2010B Streets \$660K and Storm \$420K; Refunded: 2007A TID6 \$1.120M, Water \$190K and General \$1.265M; New Debt: \$130K Parks; \$1.510M Streets	\$ 387,325.00	\$ 370,625.00	\$ (16,700.00)
Series 2018A	Streets \$1,595,000; Streets SW \$250,000; Airport Runway \$195,000	\$ 125,235.00	\$ 157,460.00	\$ 32,225.00
Series 2019A	Refunded: 2010A \$1,240,000 (\$1,190,000 plus fees) - refunding 2020 - 2030 maturities of the Taxable GO Corporate Purpose Bonds	\$ 147,602.00	\$ 144,138.00	\$ (3,464.00)
Series 2020A	Street Projects \$1,525,000; Fire Projects \$1,120,000	\$ -	\$ 129,354.00	\$ 129,354.00
Water Advance TIF6		\$ 15,283.00	\$ 12,598.00	\$ (2,685.00)
2020 Bridge & Kayak Projects		\$ -	\$ 72,000.00	\$ 72,000.00
Debt Fees		\$ 1,434.00	\$ 4,102.00	\$ 2,668.00
Total		\$ 1,740,437.00	\$ 1,903,433.00	\$ 162,996.00



What caused the change in Debt Payments?

From	To	
2019	2020	Municipal Building Line of Credit to CDA for USDA Payment
2020	2021	Bridge and Kayak 2020 Project overrun \$225K 1 of 3 annual payments \$72; Series 2020A Bond Payment \$129K
2021	2022	Decrease
2022	2023	Library Expansion Line of Credit to CDA for USDA Payment \$307K; UW Theatre & Arts Renovation Payment \$20K
2023	2024	Fire & EMS Station
2024	2025	Decrease

Assets:	September 30, 2020	December 31, 2019
<i>Current Assets:</i>		
Cash	\$ 53,325.33	\$ 343.67
Accounts Receivable	2,417.25	2,550.44
Prepaid Expenses	-	6,629.25
Advance to Airport Capital Fd	-	-
<i>Total Current Assets</i>	55,742.58	9,523.36
Total Assets	\$ 55,742.58	\$ 9,523.36
Liabilities and Fund Equity:		
<i>Liabilities:</i>		
Accounts Payable	\$ 3,380.96	\$ 835.12
Deferred Revenue	-	1,493.76
Advance from General	-	-
<i>Total Liabilities</i>	3,380.96	2,328.88
<i>Fund Equity:</i>		
Fund Balance	565.23	27,055.78
Non-Spendable Prepaid Expenses	6,629.25	6,629.25
Net Revenues/(Expenditures)	45,167.14	(26,490.55)
<i>Total Fund Equity</i>	52,361.62	7,194.48
Total Liabilities and Fund Equity	\$ 55,742.58	\$ 9,523.36

Airport Fund 630

**Income Statement with Comparison to Budget
For The Nine Months Ending September 30, 2020**

Revenues:	Current Month	Year to Date	Budget	Percentage of Budget
Federal Transportation Grant	\$ -	\$ -	\$ -	-
Local Transportation Aid	-	-	-	-
Gas Sales	765.08	4,792.57	7,000.00	68.47
Landing Fee	-	1,530.30	4,000.00	38.26
Appropriations_ County	-	4,100.00	4,100.00	100.00
Appropriations- City	-	39,897.00	39,897.00	100.00
Appropriations-Lake Delton	-	39,897.00	39,897.00	100.00
Interest on Investments	-	98.57	140.00	70.41
Rents and Leases	1,457.34	13,773.40	18,000.00	76.52
Ag Land Rental	4,750.00	9,500.00	13,200.00	71.97
Hangar Lot Lease	-	26,769.13	27,000.00	99.14
Hangar Keeper Fee	-	-	-	-
Hangar rental	-	-	-	-
Sale of Assets	-	-	-	-
Insurance Recoveries	-	-	-	-
Refund of Prior Years Expense	-	-	-	-
Miscellaneous Income	-	82.70	500.00	16.54
Proceeds from Notes	-	-	-	-
Fund Balance Applied	-	-	-	-
Total Revenues	\$ 6,972.42	\$ 140,440.67	\$ 153,734.00	91.35

Expenditures:***Airport***

Wages	\$ 39.02	\$ 2,545.86	\$ 9,572.00	26.60
Social Security	2.83	270.20	713.00	37.90
Retirement	3.18	299.27	780.00	38.37
Health Insurance	9.40	670.01	1,624.00	41.26
Life Insurance	-	-	5.00	-
Income Continuation	-	-	-	-
Contracted Services	3,500.00	31,500.00	42,000.00	75.00
Publishing	-	-	40.00	-
Professional Services	3,632.00	13,195.70	15,000.00	87.97
Telephone	61.47	486.62	700.00	69.52
Electricity	-	6,013.02	6,000.00	100.22
Heat	-	1,199.79	1,200.00	99.98
Repair & Maint Serv-Equipment	126.95	1,976.43	9,865.00	20.03
Fuel Station Maintenance	-	499.00	1,000.00	49.90
Repair & Maint Serv-Buildings	-	1,309.76	1,250.00	104.78
Special Services	-	2,000.00	2,200.00	90.91
DOT Maintenance Agreement	-	-	-	-
Repair & Maint Serv-Facilities	2,599.11	5,233.80	2,635.00	198.63
Snow Removal & Mowing	-	-	-	-

Airport Fund 630

Income Statement with Comparison to Budget (Continued)

For The Nine Months Ending September 30, 2020

Expenditures (Continued):	Current Month	Year to Date	Budget	Percentage of Budget
<i>Airport (Continued)</i>				
Lighting Repairs	-	190.00	400.00	47.50
Runway & Taxi Repairs	-	-	6,405.00	-
Road Repair	-	-	-	-
Other Contracted Services	-	-	-	-
Office Supplies	-	71.21	50.00	142.42
Publications. Training. Dues	-	-	240.00	-
Travel	-	-	60.00	-
Operating Supplies	-	4,829.90	7,500.00	64.40
Gas. Diesel. Oil. Grease	253.75	3,016.69	4,500.00	67.04
Repair & Maint Materials	-	584.43	2,000.00	29.22
Repair & Maint - Buildings	-	42.99	2,000.00	2.15
Other Supplies & Expense	-	-	1,200.00	-
Small Equipment Purchase	-	-	500.00	-
Insurance	-	9,693.85	8,200.00	118.22
Rents and Leases	-	-	-	-
Extraordinary Expense	-	-	-	-
Equipment Purchases	-	9,645.00	12,500.00	77.16
Land or Land Improvements	-	-	13,595.00	-
Building Improvements	-	-	-	-
Facilities Improvements	-	-	-	-
Equipment Replacement	-	-	-	-
Cost Allocation	-	-	-	-
<i>Total Airport</i>	\$ 10,227.71	\$ 95,273.53	\$ 153,734.00	61.97
<i>Principal on Notes</i>				
Principal	\$ -	\$ -	\$ -	-
<i>Total Principal on Notes</i>	\$ -	\$ -	\$ -	-
<i>Interest on Notes</i>				
Interest	\$ -	\$ -	\$ -	-
Cost Reallocation	-	-	-	-
<i>Total Interest on Notes</i>	\$ -	\$ -	\$ -	-
Total Expenditures	\$ 10,227.71	\$ 95,273.53	\$ 153,734.00	61.97
Net Revenues/(Expenditures)	\$ (3,255.29)	\$ 45,167.14	\$ -	

City of Baraboo
 Airport Capital Imprvmnt Fund Fund 632
 Balance Sheets
 September 30, 2020 and December 31, 2019

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Assets:	<u>September 30, 2020</u>	<u>December 31, 2019</u>
<i>Current Assets:</i>		
Cash	\$ 115,177.15	\$ 132,169.19
Due from State	1,098.35	1,098.35
Due from Other Cities. Village	-	-
<i>Total Current Assets</i>	<u>116,275.50</u>	<u>133,267.54</u>
Total Assets	<u><u>\$ 116,275.50</u></u>	<u><u>\$ 133,267.54</u></u>
 Liabilities and Fund Equity:		
<i>Liabilities:</i>		
Accounts Payable	\$ -	\$ 17,143.27
Due to State	-	-
Advance from Airport Operating	-	-
<i>Total Liabilities</i>	<u>-</u>	<u>17,143.27</u>
 <i>Fund Equity:</i>		
Fund Balance	116,124.27	124,768.42
Net Revenues/(Expenditures)	151.23	(8,644.15)
<i>Total Fund Equity</i>	<u>116,275.50</u>	<u>116,124.27</u>
Total Liabilities and Fund Equity	<u><u>\$ 116,275.50</u></u>	<u><u>\$ 133,267.54</u></u>

City of Baraboo
 Airport Capital Imprvmnt Fund Fund 632
 Income Statement with Comparison to Budget
 For The Nine Months Ending September 30, 2020

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Revenues:	Current Month	Year to Date	Budget	Percentage of Budget
Federal Transportation Grant	\$ -	\$ -	\$ 150,000.00	-
Local Transportation Aid	-	-	8,333.00	-
Appropriations	-	-	-	-
Appropriations- City	-	-	-	-
Appropriations-Lake Delton	-	-	-	-
Interest on Investments	-	151.23	-	-
Sale of Assets	-	-	-	-
Insurance Recoveries	-	-	-	-
Refund of Prior Years Expense	-	-	-	-
Total Revenues	\$ -	\$ 151.23	\$ 158,333.00	0.10
Expenditures:				
<i>Interest on Notes</i>				
Interest	-	-	-	-
<i>Total Interest on Notes</i>	\$ -	\$ -	\$ -	-
<i>Capital Losses</i>				
Other Supplies & Expense	-	-	-	-
<i>Total Capital Losses</i>	\$ -	\$ -	\$ -	-
<i>Airport</i>				
Wages	-	-	-	-
Social Security	-	-	-	-
Retirement	-	-	-	-
Health Insurance	-	-	-	-
Equipment Purchases	-	-	-	-
Land or Land Improvements	-	-	-	-
Building Improvements	-	-	-	-
Facilities Improvements	-	-	166,667.00	-
Facilities Improvements-Contra	-	-	-	-
<i>Total Airport</i>	\$ -	\$ -	\$ 166,667.00	-
Total Expenditures	\$ -	\$ -	\$ 166,667.00	-
Net Revenues/(Expenditures)	\$ -	\$ 151.23	\$ (8,334.00)	

REPORT OF BUILDING INSPECTION
Construction, Plumbing, Electrical, HVAC, Commercial
SEPTEMBER

PERMIT TYPE	2019						2020					
	ISSUED	YTD	EST COST	YTD	FEES	YTD	ISSUED	YTD	EST COST	YTD	FEES	YTD
Commercial, New	0	1	\$0.00	\$960,000.00	\$0.00	\$2,806.06	0	1	\$0.00	\$325,000.00	\$0.00	\$1,483.46
Commercial Addition	2	4	\$99,000.00	\$221,000.00	\$728.80	\$1,515.00	0	3	\$0.00	\$42,824,000.00	\$0.00	\$35,177.46
Commercial, Alterations	6	27	\$110,000.00	\$3,217,131.00	\$1,755.00	\$12,530.92	0	15	\$0.00	\$610,000.00	\$0.00	\$6,478.64
Commercial, Razing	0	0	\$0.00	\$0.00	\$0.00	\$0.00	1	1	\$0.00	\$0.00	\$30.00	\$30.00
Residential , New SF	2	6	\$430,000.00	\$1,461,000.00	\$1,652.58	\$5,473.88	0	2	\$0.00	\$594,000.00	\$0.00	\$1,918.79
Residential, New Duplex	0	1	\$0.00	\$250,000.00	\$0.00	\$1,096.30	0	0	\$0.00	\$0.00	\$0.00	\$0.00
Residential, Additions	0	4	\$0.00	\$147,750.00	\$0.00	\$477.97	1	5	\$97,108.00	\$181,788.00	\$100.00	\$761.92
Residential Remodel	4	40	\$70,295.00	\$605,803.00	\$501.27	\$3,938.14	3	44	\$8,000.00	\$892,786.00	\$225.00	\$4,909.17
Residential, Accessory Razing	0	1	\$0.00	\$0.00	\$0.00	\$30.00	0	1	\$0.00	\$0.00	\$0.00	\$150.00
Residential Dwelling Razing	0	1	\$0.00	\$0.00	\$0.00	\$30.00	0	1	\$0.00	\$0.00	\$0.00	\$30.00
Roofing/Siding/Windows	24	152	\$295,777.00	\$1,902,080.00	\$1,884.00	\$11,203.00	20	88	\$160,400.00	\$787,913.00	\$1,080.00	\$5,109.82
Garage/Sheds/Deck/Fence	6	58	\$20,100.00	\$276,556.00	\$360.00	\$3,915.00	10	107	\$34,100.00	\$529,720.00	\$600.00	\$6,780.00
Multi-Family Units	0	0	\$0.00	\$0.00	\$0.00	\$0.00	0	0	\$0.00	\$0.00	\$0.00	\$0.00
Plumbing Only	0	1	\$0.00	\$5,000.00	\$0.00	\$60.00	0	3	\$0.00	\$10,546.00	\$0.00	\$180.00
Electrical Only	4	35	\$5,315.00	\$115,629.00	\$280.00	\$1,288.00	6	44	\$37,553.00	\$355,018.00	\$440.00	\$3,795.00
HVAC Only	0	5	\$0.00	\$44,800.00	\$0.00	\$300.00	0	2	\$0.00	\$11,569.00	\$0.00	\$220.00
Sign Permits	2	18	\$3,000.00	\$33,800.00	\$120.00	\$1,410.00	2	10	\$5,600.00	\$32,685.00	\$120.00	\$720.00
Misc. Permits	1	7	\$10,000.00	\$85,500.00	\$150.00	\$630.00	0	10	\$0.00	\$150,350.00	\$0.00	\$720.00
TOTALS	51	361	\$1,043,487.00	\$9,326,049.00	\$7,431.65	\$46,704.27	43	337	\$342,761.00	\$47,305,375.00	\$2,595.00	\$68,464.26

Finance/Personnel Committee–Dennis Thurow Committee Room, #205 **September 22, 2020****Members Present:** Petty, Sloan, Kent**Absent:****Others Present:** Adm. Geick, Atty. Truman, Clerk Zeman, C. Haggard, M. Hardy, T. Pinion, P. Cannon

Call to Order –Ald. Petty called the meeting to order at 6:00p.m. noting compliance with the Open Meeting Law. Moved by Sloan, seconded by Kent to approve the minutes of September 8, 2020 and carried unanimously. Moved by Sloan, seconded by Kent to approve the agenda and carried unanimously.

Action Items

- a) **Accounts Payable** – Moved by Sloan, seconded by Kent to recommend to Council for approval of the accounts payable for **\$802,238.79**. Motion carried unanimously.
- b) **2021 Parks, Recreation and Forestry Department Fees and Charges** – M. Hardy explained that the Parks & Rec. Commission is recommending a 1% increase for long term renters at the Civic Center. He also noted a small increase to daily rentals at the gym and meeting rooms, the addition of a non-resident rate for the rental of the Parks Facilities, and a decrease in the youth recreation fees due to some changes they made because of COVID. Moved by Kent, seconded by Sloan to recommend to Council for action. Motion carried unanimously.
- c) **2021 Parks, recreation and Forestry Department Seasonal Wages** – The only change recommended for next year is a \$1/hr increase for WSI Instructors. Moved by Sloan, seconded by Kent to recommend to Council for action. Motion carried unanimously.
- d) **2020-2021 Thunderbird Youth Hockey Association Lease** – M. Hardy explained that the Thunderbird Youth Hockey Association, as well as the City, and a grant paid for the Pierce Park Pavilion. Since that time the City has allowed the Youth Hockey Association free use of the pavilion for 6 months out of the year with a requirement they have it open for public skating. The grant requires that the pavilion be open for public use 6-months of the year. The Parks & Rec Commission is recommending that we stay with the no fees for the lease but require they pay for their utilities. The Youth Hockey Association is required to offer public skating for 3 hrs/week. Moved by Sloan, seconded by Kent to recommend to Council for action. Motion carried unanimously.
- e) **2021 Boys & Girls Club of Baraboo-Sauk County Lease** – No changes are proposed for the 2021 Boys & Girls Club of Baraboo-Sauk County lease of the Civic Center. Moved by Kent, seconded by Sloan to recommend to Council for action to continue subsidizing the lease by 80%. Motion carried unanimously.
- f) **2021 Baraboo Area Senior Citizens Organization Lease** – No changes are proposed for the 2021 Baraboo Area Senior Citizens Organization lease of the Civic Center. Moved by Sloan, seconded by Kent to recommend to Council for action to continue subsidizing the lease by 80%. Motion carried unanimously.
- g) **Stage III Theater for Youth Lease** – No changes are proposed for the 2021 Stage III Theater For Youth lease of the Civic Center. Moved by Sloan, seconded by Kent to recommend to Council for action to continue subsidizing the lease by 50%. Motion carried unanimously.
- h) **Auditor Selection** – C. Haggard explained that we are nearing the end of a 5-year contract with Baker Tilly. Requests were received from a total of 8 qualified firms. A team of 5 employees

reviewed and rated the firms and recommends the City award the Audit Services 5-year contract to CliftonLarsonAllen, LLP for a total price of \$361,800. \$68,100 is the 2021 cost for the 2020 year-end audit. Moved by Sloan, seconded by Kent to recommend the contract with CliftonLarsonAllen, LLP to Council for action. Motion carried unanimously.

- i) **Create Tax Incremental District No. 10, No. 11, and the Amendment of the Project Plan of Tax Incremental District No. 11** – P. Cannon explained that this is the final step on the creation of TIF 10, TIF 11, and the amendment to TIF 11. This has gone through the Joint Review Board twice and the CDA held a public hearing at which they took public comment. If this is approved before the end of September, it will become effective on January 1, 2021. Because we have some development agreements that are pending, both of these TIF Districts are critical for our economical development. The amendment allows for TIF 11 to be a donor district.

Moved by Sloan, seconded by Kent to recommend to Council the Creation of Tax Incremental District No. 10, the Creation of Tax Incremental District No. 11, and the Amendment of the Project Plan of Tax Incremental District No. 11. Motion carried unanimously.

- j) **BDAS Audit Contingency** – C. Haggard noted that because we have received the 2018 Ambulance Audit and it is an “unqualified opinion”, which is a clean opinion, she recommends that we release the \$36,096 that was placed in the contingency fund pending the outcome of the 2018 audit. Moved by Sloan, seconded by Kent to recommend to Council releasing the \$36,096 in budgeted money to the Baraboo District Ambulance Service for action. Motion carried unanimously.

Information Items – None.

Adjournment – Moved by Sloan, seconded by Kent and carried to adjourn at 6:28pm.
Brenda Zeman, City Clerk

Present:

Members: S. Sloan, T. Sloan, M. Yount, S. Fay, T. Wickus, A. Adams, B. Stelling
Others: E. Geick

Absent:

Members: B. McDaniel, S. Ramsey Brunker

President Fay called the meeting to order at 5:47 PM

Approval of July 2020 minutes: Yount/S. Sloan

Adoption of Agenda: S. Sloan/Yount

President:	None
Secretary:	None
Treasurer:	Angels and Arrows bought new open sign, \$25 to deposit
Appearances:	Watering occurring again
Business Development:	L. Steffes arranged final 2 sessions
Finance:	None
Parking:	None
Promotions:	None

Old Business:

- Seminars and Classes
 - Final 2 sessions have been arranged

New Business:

- Update from Ed on draft BID By-laws
 - Discussion of committee meeting requirements
 - Discussion of new wording for costs to BID charged by City
- Elect Andrew Adams as Secretary
 - Motion to elect: Stelling/S. Sloan
- Approval of Vouchers
 - Armadillo Marketing: \$775
 - Riverbal Communications, Josh Clemens: \$255
 - City of Baraboo: \$94.14
 - Total: \$1124.14
 - Motion to approve: Sloan/Sloan

Next Meeting:

- Stelling: Request to discuss flowers and garlands for next meeting
- T. Sloan: Request for discussion of rusty benches for next meeting

Motion to adjourn at 6:21 PM by Stelling/S. Sloan.

Respectfully Submitted,
Andrew Adams
Secretary

Minutes
 Baraboo District Ambulance Commission
Finance/Personnel Ad Hoc Committee
Remote/Virtual Meeting
No in person public access available
 Wednesday, July 22, 2020 at 6:45 PM

-- Notice to --

Committee Members: Robin Meier, Heather Kierzek Joel Petty

Others: Karl Berna, Dave Dahlke, Dave Kitkowski, Tim Stieve, Tim Stone, Terry Turnquist, Phil Wedekind, Randy Puttkamer, Wayne Maffei, Nicole Marklein, Dr. Manuel Mendoza, Mayor Palm, Ed Geick, Local Media

The Baraboo District Ambulance Service is holding the Commission Meeting virtually via conference call to help protect our community from the Corona virus (COVID-19) pandemic. Commission Members who will be participating remotely, will have the ability to hear all Commission Members during the meeting, and will have all documents relevant to the agenda accessible by email. Any vote taken by the Commission will be by roll call vote.

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1. Due to space limitations and social distancing requirements, attendance in person is not available
2. Attend remotely: Members of the public may listen to the meeting live via phone/computer by calling (262) 220-7112
Conference ID: 410 371 810# (all numbers and symbol should be entered)
3. Written comments: members of the public must send written public comments on agenda items to Commission President Tim Stieve at tdstieve@centurylink.net. These comments will be distributed to other Commission Members and may be read during the "public invited to speak" section of the agenda.

Public Comments - In lieu of voiced public comments, correspondence received from the public may be read by Ad Hoc Chair Robin Meier - None

Call to Order & Roll Call

Meeting called to order at 6:45 p.m. by Chair R. Meier

Present: R. Meier, J. Petty, and, Heather Kierzek

1. Note compliance with the Open Meeting Law. Confirmed
2. Adoption of agenda

Motion to adopt the agenda was made by J. Petty with a second by H. Kierzek. Motion carried unanimously.

Posted by: _____

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Minutes
Baraboo District Ambulance Commission
Finance/Personnel Ad Hoc Committee
Remote/Virtual Meeting
No in person public access available
Wednesday, July 22, 2020 at 6:45 PM

3. Approve previous minutes

Motion was made by J. Petty to approve previous minutes with a second by H. Kierzek. Motion carried Ayes – R. Meier and J. Petty. Abstained - H. Kierzek.

New Business

1. Approve check details and online payments for June 14 to July 11, 2020 in the amount of \$95,847.13

Motion to approve check details and online payments for June 14, to July 11, 2020 in the amount of \$95,847.13 was made by J. Petty with a second by H. Kierzek. Motion passed unanimously.

2. Approve write offs in the amount of \$12,188.17 per AMB recommendations.

Motion to approve write offs in the amount of \$12,188.17 per AMB recommendations was made by J. Petty with a second by H. Kierzek. Motion passed unanimously.
Discussion on refining AMB Reports in the future.

Additional Comments & Future Agenda Items

R. Meier stated that Budget is up coming. The Personnel/Finance committee may be more involved in assisting the full Commission.

Adjournment

Motion to adjourn made at 6:51 p.m. by H. Kierzek with a second by J. Petty. Motion passed unanimously.

Posted by: _____

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Baraboo District Ambulance Commission
AD HOC Transition Committee
August 18th, 2020 Virtual Meeting
APPROVED Minutes

Members Present: Tim Stieve, Robin Meier, Caleb Johnson, Betsy Larsen, Troy Snow, Joel Petty

Others Present: None

- 1) AD HOC Transition Committee was called to order by Joel Petty August 18th at 9:00 am, roll call was taken.
- 2) Troy Snow confirmed that the meeting had been posted in compliance with the Open Meeting Laws.
- 3) Adopt Agenda: Motion by Robin Meier, 2nd by Tim Stieve to adopt agenda. Motion carried.
- 4) Approve Minutes of July 14th, 2020 meeting: Motion by Caleb Johnson with one correction to remove item number four (4) as that was from the June Meeting, 2nd by Betsy Larsen. Motion carried.
- 5) Public Comment – none
- 6) Old Business
 - a) Update on utilizing the vacant Space in the Old City Hall including IT and phone items – Caleb & Tim provided an update on pricing received so far on phone and server costs. Meeting set with Fire Chief on 8-26-2002 to go thru building. Getting closer to putting a full spreadsheet of cost together.
 - b) Update on BDAS Legal Services RFP – Troy provided a draft RFP for Legal Services and committee went through the document and made a number of changes. Motion by Robin Meier, 2nd by Tim Stieve to forward the final draft to the Commission for approval. Motion Carried.
 - c) Update on Funding Assistance Program (FAP) funding utilization – discussed the MOU with the Baraboo Fire Department along with the requirements of the funding. Some more changes will be addressed and will be reviewed at the next Ad Hoc Committee meeting no need to forward to the commission at this time.
- 7) New Business
 - a) Remote Meeting Policy – reviewed the policy and made some changes. Motion by Robin Meier, 2nd by Betsy Larsen to forward final draft to the full Commission for approval. Motion Carried.
 - b) Quarantine Policy – reviewed and made some minor changes. Tim noted that based on recommendation of legal counsel this policy was implemented right away. Move by Robin Meier, 2nd by Tim Stieve to forward to the Commission for approval. Motion Carried.
- 8) Next meeting was set for September 22nd, 2020 9:00 am.
- 9) Adjourn. Move by Robin Meier, 2nd by Caleb Johnson to adjourn. Motion Carried.

Respectfully submitted, Tim Stieve Secretary

**Baraboo District Ambulance
Special Meeting of the Members
Remote/Virtual Meeting
No in person public access available
Baraboo, WI 53913
Wednesday, August 26, 2020
(Scheduled to immediately follow the
regular scheduled Commission Meeting at 7pm)**

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- Notice to -

Commissioners: Karl Berna, David Dahlke, Dave Kitkowski, Heather Kierzek, Robin Meier, Joel Petty, Randy Puttkamer, Tim Stieve, Tim Stone, Terry Turnquist, Phil Wedekind

Others: Wayne Maffei, Nicole Marklein, Dr. Manuel Mendoza, Mayor Palm, Ed Geick, Local Media

The Baraboo District Ambulance Service is holding the Commission Meeting virtually via conference call to help protect our community from the Corona virus (COVID-19) pandemic and to comply with the State of Wisconsin's "Safer at Home" Order. Commission Members will be participating remotely, will have the ability to hear all Commission Members during the meeting, and will have all documents relevant to the agenda accessible by email.

The public may access the open session portion of the meeting in the following ways:

1. Due to space limitations and social distancing requirements, attendance in person is not available
2. Attend remotely: Members of the public may listen to the meeting live via phone/computer by calling (262) 220-7112 Conference ID: 597 418 192# (all numbers and symbol should be entered)
3. Written comments: members of the public must send written public comments on agenda items to Commission President Tim Stieve at tdstieve@charter.net These comments will be distributed to other Commission Members and may be read during the "public invited to speak" section of the agenda.

Call to Order & Roll Call

Call to Order by President T. Stieve at 9:45 PM. Roll call was taken, answering present was TWP of Excelsior, TWP of Baraboo, TWP of Fairfield, TWP of Sumpter, City of Baraboo, and Village of West Baraboo. Absent, TWP of Greenfield.

1. Note compliance with the Open Meeting Law. Confirmed by J. Rago
2. Adoption of agenda. Motion was made to adopt the agenda by D. Dahlke with a second by R. Puttkamer. Voice Vote, motion carried unanimously.
3. Approval of previous minutes. Motion was made to approve previous minutes by K. Berna with a second by P. Wedekind. Voice vote, carried with one abstention, D. Dahlke.

Posted by: _____

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**Baraboo District Ambulance
Special Meeting of the Members
Remote/Virtual Meeting
No in person public access available
Baraboo, WI 53913
Wednesday, August 26, 2020
(Scheduled to immediately follow the
regular scheduled Commission Meeting at 7pm)**

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Public Comments – In lieu of voiced public comments, correspondence received from the public may be read by Commission President Tim Stieve

None.

New Business

1. Renewal of Line of Credit with Community First Bank
Discussion was held seeking more information.
No action taken.

Commissioner Comments & Future Agenda Items

September 23, 2020 for Budget 2021 consideration. Special Members Meeting for Line of Credit approval.

Adjournment.

Motion to adjourn was made by D. Dahlke with a second by K. Berna. Voice vote, motion carried unanimously.

Posted by: _____

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Minutes
 Baraboo District Ambulance Commission
Finance/Personnel Ad Hoc Committee
Remote/Virtual Meeting
No in person public access available
 Wednesday, August 26, 2020 at 6:45 PM

-- Notice to --

Committee Members: Robin Meier, Heather Kierzek Joel Petty

Others: Karl Berna, Dave Dahlke, Dave Kitkowski, Tim Stieve, Tim Stone, Terry Turnquist, Phil Wedekind, Randy Puttkamer, Wayne Maffei, Nicole Marklein, Dr. Manuel Mendoza, Mayor Palm, Ed Geick, Local Media

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Public Comments - In lieu of voiced public comments, correspondence received from the public may be read by Ad Hoc Chair Robin Meier

Call to Order & Roll Call

Call to order by Treasure R. Meier at 6:45 PM. Roll Call was done, present R. Meier and H. Kierzek, absent J. Petty.

1. Note compliance with the Open Meeting Law. Confirmed by T. Snow.

Posted by: _____

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Minutes
Baraboo District Ambulance Commission
Finance/Personnel Ad Hoc Committee
Remote/Virtual Meeting
No in person public access available
Wednesday, August 26, 2020 at 6:45 PM

2. Adoption of agenda.

Motion made to adopt agenda by R. Meier with a second by H. Kierzek. Voice vote, passed unanimously.

3. Approve previous minutes

Motion was made to approve previous minutes by H. Kierzek with a second by R. Meier. Voice vote, passed unanimously.

New Business

1. Approve check details and online payments for July 12 to August 15, 2020 in the amount of \$101,350.33

A motion was made to approve check details and online payments for July 12 to August 15, 2020 in the amount of \$101,350.33 and forward to the full Commission by H. Kierzek with second by R. Meier. Short discussion ensued. Voice vote, passed unanimously.

Additional Comments & Future Agenda Items

R. Meier would like to have BDAS Equity section on the agenda to clean up until cash is available.

Adjournment

Motion to adjourn at 6:55 PM was made by H. Kierzek with a second by R. Meier. Voice vote, passed unanimously.

Posted by: _____

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Minutes
Baraboo District Ambulance Commission
Baraboo City Hall
101 South Blvd, Baraboo, WI
No in person public access available
Baraboo, WI 53913
August 26, 2020 at 7:00 PM

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- Notice to -

Commissioners: Karl Berna, David Dahlke, Dave Kitkowski, Heather Kierzek, Robin Meier, Joel Petty, Randy Puttkamer, Tim Stieve, Tim Stone, Terry Turnquist, Phil Wedekind

Others: Wayne Maffei, Nicole Marklein, Dr. Manuel Mendoza, Mayor Palm, Ed Geick, Local Media

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3. Written comments: members of the public must send written public comments on agenda items to Commission President Tim Stieve at tdstieve@centurylink.net These comments will be distributed to other Commission Members and may be read during the “public invited to speak” section of the agenda.

None to report.

Call to Order & Roll Call

Call to order was made by President T. Stieve at 7:00 PM.

Roll Call, present was Karl Berna, David Dahlke, Dave Kitkowski (by video), Heather Kierzek, Robin Meier, Randy Puttkamer, Tim Stieve, Tim Stone, Phil Wedekind. Absent T. Turnquist and J. Petty

1. Note compliance with the Open Meeting Law. Confirmed by J. Rago
2. Adoption of agenda. Motion was made by D. Dahlke with a second by K. Berna to adopt the agenda. Voice vote, carried unanimously.
3. Approval of previous minutes. Motion to approve previous minutes was made by P. Wedekind with a second by H. Kierzek. Voice vote, carried unanimously.

Posted by: _____

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Minutes
Baraboo District Ambulance Commission
Baraboo City Hall
101 South Blvd, Baraboo, WI
No in person public access available
Baraboo, WI 53913
August 26, 2020 at 7:00 PM

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Public Comments – In lieu of voiced public comments, correspondence received from the public may be read by Commission President Tim Stieve None.

Reports

- Legal Counsel Report – None – President Stieve did talk with N. Marklein, nothing to relay to commission about whether her attendance was required for this meeting.
- President's Report - None
- Treasurer/Financial Report – Treasure R. Meier stated that cash flow is positive, but \$40,000 less than current liabilities. Net AR is down due to right-offs. Commission can move line item from one to another if line item becomes \$3,000 over budget. Commission should be advised if that is needed.
- HR Report – HR Director B. Larsen reported that the first round of the Chief's position interviews are done, second round will be starting September 10, 2020. Evaluations were completed for Captains and line staff. She said that the staff liked the process.
- Interim Chief's Report – See attached report.
- Transition Committee – will be included in New Business Recommendations

Consent Agenda

1. Approve check details and online payments for July 12 – August 15, 2020 in the amount of \$101,350.33

Motion was made to approve check details and online payments for July 12 – August 15, 2020 in the amount of \$101,350.33 by R. Meier with a second by K. Berna. Voice vote, carried unanimously.

Posted by: _____

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It is possible that members of, and possibly a quorum of members of, other governmental bodies of municipal members of the District, who are not members of the commission, may be in attendance at the above stated meeting to gather information. However, no formal action will be taken by any governmental body at the above stated meeting, other than the commission identified in the caption of this notice.

Old Business:

1. Approve Sauk County Public Health Business Associate Agreement.

Motion was made by R. Meier with second by T. Stone to approve the Sauk County Public Health Business Associate Agreement with legal review and end date of 12/31/2020. President Tim Stieve will sign for the Commission.

Voice vote, carried unanimously.

New Business:

1. Recommendations from Transition Committee
 - a. Remote Meeting Policy – Troy reported on Policy specifics, above what the bylaws say. Motion was made to adopt Remote Meeting Policy with a change of wording to be may instead of shall under 4d by R. Puttkamer with a second by D. Dahlke.
 - b. Quarantine Policy – Report by T. Snow on changing nature of the current Policy as first presented. B. Larsen agreed with T. Snow. Discussion on whether to use CDC or State recommendations. Discussion on wording of positive tests or Covid 19 symptoms with employees. Motion was made by D. Dahlke with a second by R. Puttkamer to approve the Quarantine Policy with changes discussed, 48 hours between tests that are negative and without symptoms, change the name to Pandemic Quarantine. Voice vote, carried unanimously. Place on agenda for September 10, 2020 meeting. To consider potential changes.
 - c. Legal Services RFP - Report from President Tim Stieve on reviewing the RFP that was proposed by the Transition Committee. D. Dahlke took exception to the way the Transition Committee had produced the RFP by reaching out to other law firms to secure elements prior to the development of the RFP. He felt that the Commission was bypassed and that the Commission has the authority to solicit RFPs not the Transition Committee. D. Dahlke said that he will abstain from any vote on the RFP. Much discussion ensued. Motion to issue the RFP for Legal Services as written, with a correction to the formatting error, be sent to attorneys with Municipal and HR experience. The motion was seconded by H. Kierzek. General discussion was held.

Roll Call vote was called; voting aye was K. Berna, R. Meier, H. Kierzek, D. Kitkowski (virtual), T. Stone, T. Stieve, R. Puttkamer, and P. Wedekind. Abstaining was D. Dahlke. Motion passed.

Posted by: _____

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101 South Blvd, Baraboo, WI
No in person public access available
Baraboo, WI 53913
August 26, 2020 at 7:00 PM

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2. Renewal of Line of Credit through Community First Bank – Approval to move forward to Member’s meeting
3. 2021 Budget – Presented for review
 - a. Discussion and possible action to change HR Position from part time to full time. Tabled until next meeting after numbers, call volume and demographics are available to review.

Closed Session:

Upon proper motion and vote, The Baraboo District Ambulance Commission may convene into Closed Session pursuant to §19.85(1)(c) Wis. Stats. for considering employment, promotion, compensation, or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility. (Management personnel compensation)

Motion was made by T. Stone with a second by D. Dahlke to go into Closed Session pursuant to §19.85(1)(c) Wis. Stats. for considering employment, promotion, compensation, or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility. (Management personnel compensation)

Roll call vote, Ayes – K. Berna, D. Dahlke, D. Kitkowski, H. Kierzek, R. Puttkamer, T. Stone, T. Stieve and P. Wedekind. Nays – None. Passed unanimously.

Open Session: The Baraboo District Ambulance Commission will return to Open Session pursuant to 19.85(2) Wis. Stats., and may take actions as a result of closed session discussions.

Motion was made by R. Meier with a second by K. Berna to return to Open Session pursuant to 19.85(2) Wis. Stats., and may take actions as a result of closed session discussions.

Roll call vote, Ayes – K. Berna, D. Dahlke, D. Kitkowski, H. Kierzek, R. Puttkamer, T. Stone, T. Stieve and P. Wedekind. Nays – None. Passed unanimously.

Posted by: _____

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Commissioner Comments & Future Agenda Items

- Schedule Special Members Meeting for 2020 Budget Amendments
- September 10, 2020 Agenda Item for HR Compensation for Management.

Adjournment

Motion made for adjournment at 9:40 PM by R. Meier with a second by D. Dahlke. Voice vote, passed unanimously.

Posted by: _____

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Interim Chiefs Report

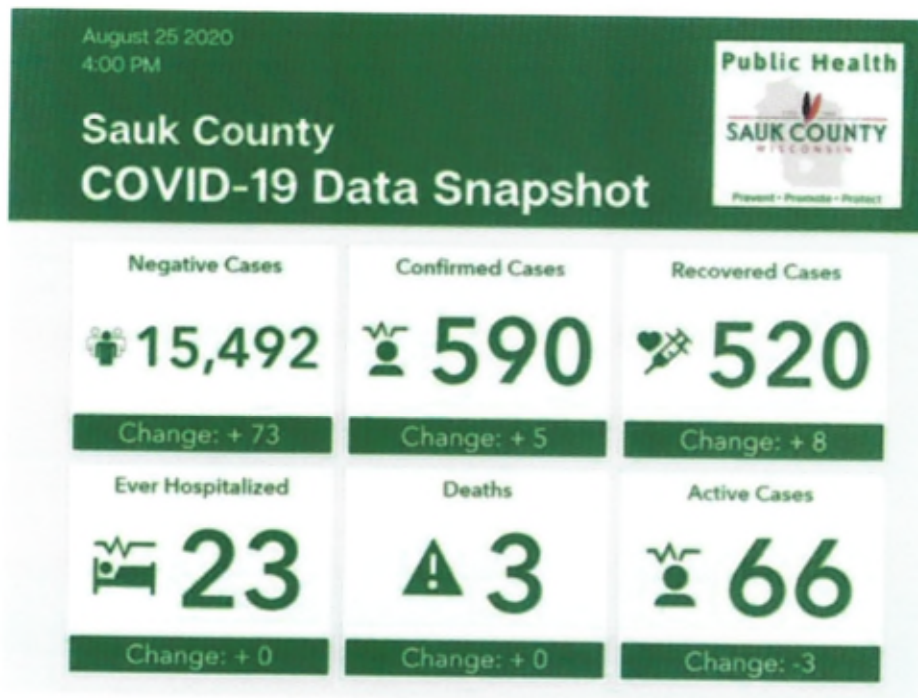
August 26, 2020

Not much to report.

New development from the State and Sauk County Health Department.

Two employees gave us a scare had displayed symptoms but ended up being Negative after testing.

All three of the Service's State licenses have been approved. We are currently working on Operations Plans and Protocols.



Posted by: _____

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